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05/22/2023 01:51 PM Pages: 1 of 2 Fees: \$204.50
Skagit County Auditor

AFTER RECORDING MAIL TO

#20170005 excise pd: \$5167.00
Jan. 03. 2017
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Fulfillment
MAY 22 2023
Amount Paid \$
Skagit Co. Treasurer
By KO Deputy

**Statutory Warranty Deed
(FULFILLMENT)**

THE GRANTOR Caldera LLC, a Washington Limited Liability Company for and in consideration of Fulfillment of Real Estate Contract in hand paid, conveys and warrants to Heron Point Holdings LLP, a Washington limited liability company the following described real estate, situated in the County of Skagit, State of Washington.

Section 16, Township 34 North, Range 4 East W.M.; Ptn. NE SE (aka Lots 4-6, SP#LU05-056)

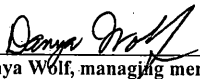
Tax Parcel Number(s): P125897, 340416-4-002-0400, P125898, 340416-4-002-0500, P125899, 340416-4-002-0600

For Full Legal See Attached Exhibit "A"

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated , and conditioned for the conveyance of the above described property, and the covenants of warranty herein contained shall not apply to any title, interest or encumbrance arising by, through or under the purchaser in said contract, and shall not apply to any taxes, assessments or other charges levied, assessed or becoming due subsequent to the date of said contract.

Real Estate Excise Tax was paid on this sale or stamped exempt on January 3, 2017 No. 20175 in the amount of \$5167.00 AF # 201701030185

Dated ~~December 30, 2016~~ 5-18-23


Danya Wolf, managing member

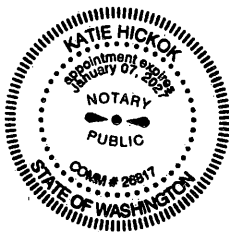
STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Danya Wolf is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it as the Managing Member of Caldera LLC, to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 5-18-23



Notary Public in and for the State of Washington
Residing at Washington
My appointment expires: 12-27



Order No:

EXHIBIT "A"

Lots 4-6, inclusive, as delineated on Short Plat No. LU 05-056, approved on February 7, 2007 and recorded February 13, 2007 under Auditor's File No. 200702130096, records of Skagit County, Washington; being a portion of the Northeast ¼ of the Southeast ¼ of Section 16, Township 34 North, Range 4 East, W.M..