

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Affidavit No. 20238381

Oct 13 2023

Amount Paid \$7525.00  
Skagit County Treasurer  
By Lena Thompson Deputy

When recorded return to:

Robert L. Schroder and Emma L. Schroder  
718 N 14th Street  
Mount Vernon, WA 98273

210174-LT

---

**STATUTORY WARRANTY DEED**

**THE GRANTOR(S) Natalie F Stephenson and Tanya M Stehl, a married couple**

for and in consideration of \$10.00 and other good and valuable consideration  
in hand paid, conveys, and warrants to Robert L. Schroder and Emma L. Schroder, a married couple  
the following described real estate, situated in the County of Skagit, State of Washington:

The North 50 feet of Lot 12 and the South 20 feet of Lot 13, Block 3 "MOUNT VERNON HEIGHTS  
ADDITION, MOUNT VERNON, WASH.," as per plat recorded in Volume 5 of Plats, page 47, records of  
Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

Abbreviated Legal: n/a

Subject to Exhibit "A" attached hereto and made a part hereof

Tax Parcel Number(s): P53906/3747-003-013-0001

Dated: 10.8.2023

Natalie F Stephenson  
Natalie F Stephenson

T. Stehl  
Tanya M Stehl

State of Nevada  
County of Clark

This record was acknowledged before me on 10/08/2023 by Natalie F Stephenson and Tanya M Stehl.

Bernadette Marie Lara  
Notary Public



My commission expires: 11/08/2025

EXHIBIT 'A'

COVENANTS, CONDITIONS AND RESTRICTIONS CONTAINED IN DECLARATION OF PROTECTIVE RESTRICTIONS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN, AS HERETO ATTACHED.

Declaration Dated: February 18, 1947

Recorded: February 20, 1947

Auditor's No.: 401191 , Volume 216 of Deeds, page 172

COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS, NOTES, DEDICATIONS, PROVISIONS AND SURVEY MATTERS AS DESCRIBED AND/OR DELINEATED ON THE FACE OF SAID PLAT OR SHORT PLAT:

Plat/Short Plat: Mount Vernon Heights Addition, Mount Vernon, Wash.

Recorded: August 20, 1946

Auditor's No.: 394887

Municipal assessments and impact fees, if any, levied by City of Mount Vernon.