

**When recorded return to:**  
Justin Joseph Becker and Ashley Marie Becker  
19609 Parson Creek Road  
Sedro Woolley, WA 98284

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
Affidavit No. 20238405  
Oct 16 2023  
Amount Paid \$8850.00  
Skagit County Treasurer  
By Lena Thompson Deputy

Filed for record at the request of:



**CHICAGO TITLE**  
COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273

**CHICAGO TITLE**  
620054975

Escrow No.: 620054975

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Leona B. Robertson, an unmarried person, as her separate estate  
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration  
in hand paid, conveys and warrants to Justin Joseph Becker and Ashley Marie Becker, a married  
couple

the following described real estate, situated in the County of Skagit, State of Washington:  
The West 250 feet of the East 895 feet (as measured along the North line thereof) of the portion of  
the Northwest quarter of the Southeast quarter of Section 20, Township 36 North, Range 4 East,  
W.M., lying Northerly of the C.C.C. Road.

Situate in the County of Skagit, State of Washington.  
Abbreviated Legal: (Required if full legal not inserted above.)

Tax Parcel Number(s): P49673 / 360420-4-008-0004

Subject to:  
SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

**STATUTORY WARRANTY DEED**  
(continued)

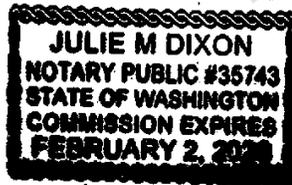
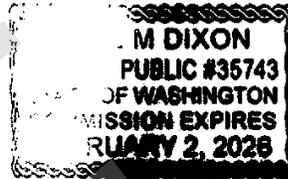
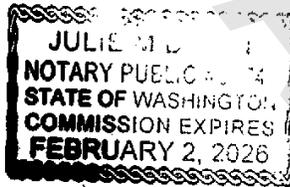
Dated: 10/13/2023

Leona B. Robertson  
Leona B. Robertson

State of Washington  
County of Snohomish

This record was acknowledged before me on 10/13/2023 by Leona B. Robertson.

Julie M Dixon  
(Signature of notary public)  
Notary Public in and for the State of Washington  
My commission expires: 2/2/2026



**EXHIBIT "A"**  
Exceptions

1. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, encroachments, dedications, building setback lines, notes, statements, and other matters, if any, but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth on Survey:

Recording No: 820125

2. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
3. Taxpayer of the Land has qualified for a senior citizen exemption. Contact the County Treasurer to determine if said exemption has been or will be cancelled and to determine the amount of any tax payment due.
4. City, county or local improvement district assessments, if any.