

202311060074

11/06/2023 02:54 PM Pages: 1 of 5 Fees: \$207.50  
Skagit County Auditor, WA

**When recorded return to:**  
Lachlan Lundquist  
10823 Halloran Road  
Bow, WA 98232

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
Affidavit No. 20238680  
Nov 06 2023  
Amount Paid \$3678.60  
Skagit County Treasurer  
By Candi Newcombe Deputy

Filed for record at the request of:



**CHICAGO TITLE**  
COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273

**CHICAGO TITLE**  
620055166

Escrow No.: 620055166

### STATUTORY WARRANTY DEED

THE GRANTOR(S) David Richard Carey, Trustee of The Richard Lewis and Betty Jean Carey  
Revocable Living Trust dated February 15, 2022

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration  
in hand paid, conveys and warrants to Lachlan Lundquist, an unmarried person and Demery Jacobson,  
an unmarried person

the following described real estate, situated in the County of Skagit, State of Washington:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Abbreviated Legal: (Required if full legal not inserted above.)

LT 2, BLK 1, "REPLAT OF LTS 1 THRU 6, 10 THRU 18, 37 & 38, BLK 2 & 1 THRU 18, BLK 1,  
SAMISH TERRACE"

Tax Parcel Number(s): P77689 / 4184-001-002-0006, P98028 / 4184-001-002-0106

Subject to:

SEE EXHIBIT "B" ATTACHED HERETO AND MADE A PART HEREOF

**STATUTORY WARRANTY DEED**  
(continued)

Dated: 11/3/23

The Richard Lewis and Betty Jean Carey Revocable Living Trust dated February 15, 2022

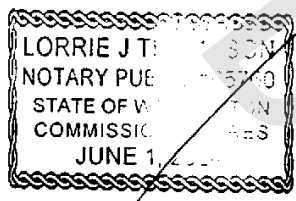
BY: [Signature]  
David Richard Carey  
Trustee

State of Washington

County of SKAGIT

This record was acknowledged before me on November 3, 2023 by David Richard Carey as Trustee of The Richard Lewis and Betty Jean Carey Revocable Living Trust dated February 15, 2022.

[Signature]  
(Signature of notary public)  
Notary Public in and for the State of Washington  
My appointment expires: 6-1-2024



**EXHIBIT "A"**  
Legal Description

**For APN/Parcel ID(s): P77689 / 4184-001-002-0006 and P98028 / 4184-001-002-0106**

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LOT 2, BLOCK 1, "REPLAT OF LOTS 1 THROUGH 6, 10 THROUGH 18, 37 & 38, BLOCK 2 AND 1 THROUGH 18, BLOCK 1, SAMISH TERRACE", ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 10 OF PLATS, PAGE 10, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

**EXHIBIT "B"**  
Exceptions

1. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:  

Granted to:	Puget Sound Power & Light Company
Purpose:	Electric transmission and/or distribution line.
Recording Date:	September 9, 1930
Recording No.:	236933
Affects:	Exact location and extent of said easement is undisclosed of record
  
2. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:  

Granted to:	Samish Island Water Company, a corporation
Purpose:	Water mains and water lines for domestic water supply
Recording Date:	June 23, 1953
Recording No.:	489782
Affects:	Portion of said premises
  
3. Covenants, conditions, restrictions and easements 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, source of income, gender, gender identity, gender expression, medical condition or genetic information, 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 in the document  

Recording Date:	October 13, 1954
Recording No.:	507805
  
4. 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 Replat of Lots 1 Thru 6, 10 Thru 18, 37 & 38 - Block 2 and 1 Thru 18 - Block 1, Samish Terrace:  

Recording No:	760642
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5. The property may be subject to the Skagit County Right-to-Manage Natural Resource Lands Disclosure, Skagit County Code Section 14.38, which states:  

"This disclosure applies to parcels designated or within 1 mile of designated agricultural land or designated or within 1/4 mile of rural resource, forest or mineral resource lands of long-term commercial significance in Skagit County. A variety of Natural Resource Land commercial activities occur or may occur in the area that may not be compatible with non-resource uses

**EXHIBIT "B"****Exceptions  
(continued)**

and may be inconvenient or cause discomfort to area residents. This may arise from the use of chemicals; or from spraying, pruning, harvesting or mineral extraction with associated activities, which occasionally generates traffic, dust, smoke, noise, and odor. Skagit County has established natural resource management operations as a priority use on designated Natural Resource Lands, and area residents should be prepared to accept such incompatibilities, inconveniences or discomfort from normal, necessary Natural Resource Land operations when performed in compliance with Best Management Practices and local, State, and Federal law.

In the case of mineral lands, application might be made for mining-related activities including extraction, washing, crushing, stockpiling, blasting, transporting and recycling of minerals. If you are adjacent to designated NR Lands, you will have setback requirements from designated NR Lands."

6. City, county or local improvement district assessments, if any.
7. Any unrecorded leaseholds, right of vendors and holders of security interests on personal property installed upon the Land and rights of tenants to remove trade fixtures at the expiration of the terms.