

When recorded return to:

Douglas Sowdon and Betsy Carroll
2000 Down Jones Way
Anacortes, WA 98221

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20249621

Feb 20 2024

Amount Paid \$9651.00
Skagit County Treasurer
By Candi Newcombe Deputy

STG-48916

GNW 23-19451

STATUTORY WARRANTY DEED

THE GRANTOR(S), **Kevin Rafter and Kimberly Jean Rafter, a married couple** for and in consideration of Ten Dollars and other valuable consideration in hand paid, conveys, and warrants to **Douglas Sowdon and Betsy Carroll, a married couple** the following described real estate, situated in the County of Skagit, State of Washington:

SEE EXHIBIT "A" ATTACHED HERETO

Subject to: Easements, Reservations, Covenants, Conditions, Restrictions, and Agreements of Record.

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 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.

Abbreviated Legal: (Required if full legal not inserted above.)
Lot 11, Horizon Heights Div. No. 2

Tax Parcel Number(s): P82138 and 4431-000-011-008

Dated: 16 Feb 2024

Kevin Rafter Kimberly Jean Rafter his attorney Kimberly Jean Rafter
Kevin Rafter by Kimberly Jean Rafter, his attorney in fact Kimberly Jean Rafter
fact in fact

State of Washington
County of Island

This record was acknowledged before me on 16 day of February, 2024 by
Kimberly Jean Rafter.

(Stamp)

Krystan Stevens
Printed name: Krystan Stevens
Notary Public
My commission expires: July 28, 2027

State of Washington
County of Island

) ss.

On this 16 day of February, 2024 before me personally appeared
Kimberly Jean Rafter who executed the within instrument as Attorney in Fact for Kevin Rafter and
acknowledged to me that Kevin Rafter signed and sealed the same as his free and voluntary act and
deed as attorney in fact for him for the uses and purposes therein mentioned, and on oath stated that
the Power of Attorney authorizing the execution of this instrument has not been revoked and that the
said person is now living, and is not incompetent . Given under my hand and official seal the day and
year last above written.

Dated: February 16, 2024



Krystan Stevens
Name: Krystan Stevens
Notary Public in and for the State of Washington,
residing at Oak Harbor
My appointment expires: July 28, 2027

Order Number: 01348-48916

File No.: 01348-48916

**EXHIBIT "A"
LEGAL DESCRIPTION**

Lot 11, "PLAT OF HORIZON HEIGHTS DIV. NO. 2", as per plat recorded in Volume 13 of Plats, page 26, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington