

202407110015

07/11/2024 09:21 AM Pages: 1 of 3 Fees: \$305.50  
Skagit County Auditor, WA

When recorded return to:

Margaret Weidenbach  
13023 McLean Road  
Mount Vernon, WA 98273

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Affidavit No. 20241282

Jul 11 2024

Amount Paid \$10932.60  
Skagit County Treasurer  
By Lena Thompson Deputy

## STATUTORY WARRANTY DEED

Guardian NW Title 24-20596-TW

THE GRANTOR(S) **Harvinder Gill and Maninder Gill, a married couple, and Sukhwant Cheema and Rajwant Kaur, a married couple, 221 234th Place Southeast, Bothell, WA 98021,**

for and in consideration of **ten dollars and other valuable consideration**

in hand paid, conveys, and warrants to **Margaret Weidenbach, an unmarried person**

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

The South 137.75 feet of the East 150 feet of that portion of the Southwest Quarter of the Northeast Quarter of Section 18, Township 34 North, Range 3 East of the Willamette Meridian, lying West of the road running along the East line of said subdivision ( a portion of said road being conveyed to Skagit County by deed recorded December 29, 1959, under Auditor's File No. 529297, records of Skagit County, Washington); EXCEPT the South 7.75 feet thereof.

Situated in Skagit County, Washington.

Abbreviated legal description: Section 18, Township 34 North, Range 3 East - SW NE

This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey as described in Exhibit "A" attached hereto

Tax Parcel Number(s): P22114/340318-0-008-0009

Statutory Warranty Deed  
LPB 10-05

Order No.: 24-20596-TW

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Dated: 7/10/24

[Signature]  
Harvinder Gill

[Signature]  
Maninder Gill

[Signature]  
Sukhwant Cheema

[Signature]  
Rajwant Kaur

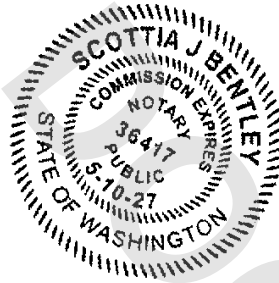
STATE OF WASHINGTON  
COUNTY OF SKAGIT

This record was acknowledged before me on 10<sup>th</sup> day of July, 2024 by Harvinder Gill and Maninder Gill and Sukhwant Cheema and Rajwant Kaur.

[Signature]  
Signature

Notary  
Title

My commission expires: 05/10/27



Statutory Warranty Deed  
LPB 10-05

**EXHIBIT A**

24-20596-TW

1. Easement, including the terms and conditions thereof, granted by instrument;

Recorded: November 4, 1988

Auditor's No.: 8811040042, records of Skagit County, Washington

In favor of: Puget Sound Power & Light Company

For: Underground electric system, together with necessary appurtenances Affects: Said premises

2. Regulatory notice/agreement regarding Skagit County Right to Manage Natural Resource Lands Disclosure that may include covenants, conditions and restrictions affecting the subject property, recorded on June 26, 2015 as Auditor's File No. 201506260075 .

**End of Exhibit A**