

When recorded return to:
Jimmy Alaniz and Stephanie Alaniz
3288 East Division Street
Mount Vernon, WA 98274

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20241420

Jul 18 2024

Amount Paid \$8494.00
Skagit County Treasurer
By Kaylee Oudman Deputy

Escrow Number: 2024-54638-BEL

Filed for Record at the request of: Aegis Land Title Group

STATUTORY WARRANTY DEED

THE GRANTOR(S), John R. Milas, and Anne K. Milas, Husband and Wife, for and in consideration of Ten Dollars and other good and valuable consideration in hand paid, conveys, and warrants to Stephanie Alaniz and Jimmy Alaniz a married couple, the following described real estate, situated in the County of Skagit, State of Washington:

FOR PROPERTY DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

Subject to: 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, and including the attached Exhibit "B"

Abbreviated Legal: LOT 10 COLLEGE MEADOW DIVISION NO. 2
Tax Parcel Number(s): P81156-4390-000-010-032

Dated:

July 17, 2024

UNOFFICIAL DOCUMENT

[Signature]

John R. Milas

Anne K. Milas

Anne K. Milas Milas Akm

STATE OF WASHINGTON ~~Indiana~~ ^{IN}
COUNTY OF ~~KING~~ ^{RR} Washington

Signed and sworn to (or affirmed) before me on this 17 day of July
2024 by John R. Milas and Anne K. Milas.

[Signature]

Signature

NOTARY

Title



My appointment expires: 04/05/2030

This notarial act involved the use of communication technology (check box if applicable).

**EXHIBIT A
LEGAL DESCRIPTION**

Property Description:

Property 1:

LOT 10, COLLEGE MEADOWS DIVISION NO. 2, as per plat recorded in Volume 12 of Plats at Page 42 and 43, in the records of Skagit County, State of Washington.

Situated in Skagit County, State of Washington

EXHIBIT B

PROTECTIVE COVENANTS AND/OR EASEMENTS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN: Dated: May 4, 1978 Recorded: January 17, 1979 Auditor's No.: 894877 Executed By: Kerr-Belmark Construction

ANY AND ALL OFFERS OF DEDICATIONS, CONDITIONS, RESTRICTIONS, EASEMENTS, FENCE LINE/BOUNDARY DISCREPANCIES, NOTES, PROVISIONS AND/OR ANY OTHER MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SHORT PLAT/SURVEY;

Name: College Meadow, Division No. 2
Recorded: January 17, 1979
Auditor's No.: 894876

STANDARD PARTICIPATION CONTRACT, (REGARDING SEWERS), INCLUDING THE TERMS AND CONDITIONS

THEREOF:

Between: City of Mount Vernon
And: Kerr-Belmark Construction
Auditor's File No. 7909120013

Municipal assessments, if any, levied by the City of Mount Vernon. This Company suggests that inquiry be made to the City of Mount Vernon for current assessment status.

As a courtesy we believe the following email address for this City is:
Mount Vernon mvutilities@mountvernonwa.gov