

When recorded return to:

Brianna Marie Smart and Liam James Fielder
2310 25th Street
Anacortes, WA 98221

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20242165

Sep 16 2024

Amount Paid \$9650.68

Skagit County Treasurer

By Kaylee Oudman Deputy

GNW 24-20846

STATUTORY WARRANTY DEED

THE GRANTOR(S), **Barbara J. Smart as Trustee of The Barbara J. Smart Living Trust dated January 11, 2023** for and in consideration of Ten Dollars and other valuable consideration in hand paid, conveys, and warrants to **Brianna Marie Smart and Liam James Fielder, 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.)

Ptn. Lots 16-18, Block 225, MAP OF THE CITY OF ANACORTES (aka Lot 29, Survey AF# 9612230056)

Tax Parcel Number(s): 3772-225-018-0000 and P110567

Dated: September 13, 2024

BARBARA J. SMART LIVING TRUST

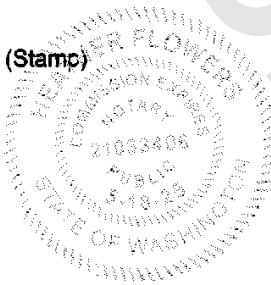
Barbara J. Smart
Barbara J. Smart, Trustee

State of Washington

County of ~~Island~~ Skagit

This record was acknowledged before me on 13 day of September, 2024 by Barbara J. Smart as
Trustee for The Barbara J. Smart Living Trust dated January 11, 2023

(Stamp)



Heather Flowers
Printed name: Heather Flowers

Notary Public

My commission expires: 05/18/2025

EXHIBIT "A"
LEGAL DESCRIPTION

Lot 29 of Survey recorded December 23, 1996 in Volume 19 of Surveys, pages 31 through 35, inclusive, under Auditor's File No. 9612230056, records of Skagit County, Washington: being also known as Lots 16, 17 and the West 1/2 of Lot 18, Block 225, MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON, as per plat recorded in Volume 2 of Plats, page 4, records of Skagit County, Washington.

Situate in the City of Anacortes, County of Skagit, State of Washington