

When recorded return to:
Frederick Dooley and Charlotte Booke
33026 Deer Park Lane
Lake Cavanaugh, WA 98274

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20242167

Sep 16 2024

Amount Paid \$20420.00

Skagit County Treasurer

By Kaylee Oudman Deputy

Filed for record at the request of:



3500 188th St. SW, Suite 300
Lynnwood, WA 98037-4716

Chicago Title
620056459

Escrow No.: 611342780

STATUTORY WARRANTY DEED

THE GRANTOR(S) Brian White, an unmarried man

for and in consideration of Ten And No/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, conveys and warrants to Frederick Dooley and Charlotte Booke, a married couple and Crystal Dooley, an unmarried person

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

LOT 89, BLOCK 1, LAKE CAVANAUGH SUBDIVISION NO. 3, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 6 OF PLATS, PAGE(S) 25 TO 31, INCLUSIVE, RECORDS OF SKAGIT COUNTY, WASHINGTON. TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS OVER AND ACROSS A 10 FOOT WIDE STRIP OF LAND WHICH RUNS WESTERLY FROM THE NORTHEAST CORNER OF LOT 91 ACROSS LOTS 91 AND 90 OF SAID PLAT TO THE EAST LINE OF SAID LOT 89, AS ESTABLISHED BY INSTRUMENT RECORDED OCTOBER 19, 1960, IN VOLUME 312 OF DEEDS, PAGE 416, UNDER AUDITOR'S FILE NO. 599992, RECORDS OF SKAGIT COUNTY, WASHINGTON. ALSO TOGETHER WITH THAT PORTION OF LOT 88, BLOCK 1, PLAT OF LAKE CAVANAUGH SUBDIVISION NO. 3, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 6 OF PLATS, PAGE(S) 25 TO 31, INCLUSIVE, RECORDS OF SKAGIT COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 88; THENCE NORTH 78°13' WEST ALONG THE NORTH LINE THEREOF 61.32 FEET TO THE NORTHWEST CORNER OF SAID LOT 88; THENCE SOUTH ALONG THE WEST LINE OF SAID LOT 88, A DISTANCE OF 110.83 FEET; THENCE EAST 60.00 FEET TO THE EAST LINE OF SAID LOT 88; THENCE NORTH ALONG SAID EAST LINE 98.31 FEET TO THE POINT OF BEGINNING. SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

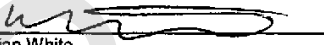
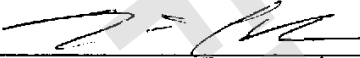
Abbreviated Legal: (Required if full legal not inserted above.)

PTN LTS 88 & 89, BLK 1, Lake Cavanaugh Subdivision No. 3

Tax Parcel Number(s): P66860 / 3939-001-089-0002

Subject to:

1. RIGHTS, RESERVATIONS, COVENANTS, CONDITIONS, RESTRICTIONS, AGREEMENTS, NOTES, DEDICATIONS, ENCROACHMENTS, AND EASEMENTS PRESENTLY OF RECORD.

STATUTORY WARRANTY DEED
(continued)Dated: 9/13/24
Brian WhiteState of WashingtonCounty of SnohomishThis record was acknowledged before me on 09/13/2024 by Brian White.
(Signature of notary public) Jennie L. Andrews
Notary Public in and for the State of Washington
My appointment expires: 03/08/2028
Resides in: Island County