

## AFTER RECORDING MAIL TO:

Mark A. Baker and Angela C. Baker  
31214 79th Drive Northwest  
Stanwood, WA 98292

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
Affidavit No. 20242788  
Nov 01 2024  
Amount Paid \$309.00  
Skagit County Treasurer  
By Lena Thompson Deputy

## STATUTORY WARRANTY DEED

Chicago Title  
620057392

Escrow No. 24090129LC  
Title Order No. 620057392

THE GRANTOR(S) Anna M. Nystuen Oleson, an unmarried person

for and in consideration of Ten Dollars and other good and valuable consideration

in hand paid, conveys, and warrants to Mark A. Baker and Angela C. Baker, a married couple

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

LOT C-45, LAKE TYEE DIVISION NO III, AS PER PLAT RECORDED IN VOLUME 11 OF PLATS, PAGES 68 THROUGH 74, INCLUSIVE, RECORDS OF SKAGIT COUNTY, WASHINGTON.  
SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

Abbreviated Legal: (Required is full legal not inserted above)

Tax Parcel Number(s): P80075/4357-003-045-0002

Subject to: All easements, restrictions, reservations, conditions, covenants and agreements of record, if any, along with those delineated in Preliminary Title Commitment 620057392, issued by Chicago Title Insurance Company.

Dated: October 18, 2024

Anna M. Nystuen Oleson  
Anna M. Nystuen Oleson  
A

STATE OF Washington

COUNTY OF Skagit ) ss.

I certify that I know or have satisfactory evidence that Anna M. Nystuen Oleson is the person who appeared before me, and said person(s) acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: October 18th, 2024

David Ruiz-Miramontes  
Printed Name: David Ruiz-Miramontes  
Notary Public in and for the State of Washington  
residing at Mount Vernon  
My Commission Expires: 02/22/2027

