

202411050006

11/05/2024 09:18 AM Pages: 1 of 3 Fees: \$305.50  
Skagit County Auditor, WA

When recorded return to:

Casey L. Audette  
911 Walker Avenue  
Oak Harbor, WA 98277

210348-LT

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Affidavit No. 20242817

Nov 05 2024

Amount Paid \$14821.90

Skagit County Treasurer

By Lena Thompson Deputy

## STATUTORY WARRANTY DEED

**THE GRANTOR(S) Signal Hill Family Limited Partnership, a California Limited Partnership**

for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION**

in hand paid, conveys and warrants to **Casey L. Audette, an unmarried person**

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

**For Full Legal See Attached "Exhibit A"**

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

Ptn SW  $\frac{1}{4}$ , 5-34-2 E W.M.

Tax Parcel Number(s): 340205-0-012-0009/P19942

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown in Land Title Company's Preliminary Commitment No. 210348-LT.

Dated: October 31, 2024

(attached to Statutory Warranty Deed)

Signal Hill Family Limited Partnership, a California Partnership

By: Craig C. Barto  
Craig C. Barto as President of Signal Hill Operating, Inc., General Partner

STATE OF California  
COUNTY OF Los Angeles

This record was acknowledged before me on 1st day of November 2024 by Craig C. Barto, President of Signal Hill Family Limited Partnership as General Partner.

Jill Marie Robinson  
Signature  
Notary Public  
Title



My commission expires: July 30, 2025

**Exhibit A****Parcel A:**

That portion of the Southwest  $\frac{1}{4}$  of Section 5, Township 34 North, Range 2 East, W.M., more fully described as follows:

Beginning at the Southeast corner of the Southwest  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of said Section 5;  
thence West 40 rods;  
thence North 160 rods;  
thence East 22 rods;  
thence South 20 rods, to the true point of beginning;  
thence East 24 rods;  
thence South 60 rods;  
thence West 24 rods;  
thence North 60 rods, to the true point of beginning;

Situate in the County of Skagit, State of Washington.

**Parcel B:**

An easement for ingress and egress over and across the South 30 feet of the North 45 feet of the following described property:

Beginning at a point 6 rods East of the Southwest corner of the Northeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of said Section 5;  
thence East 74 rods;  
thence North 43.25 rods;  
thence West 74 rods;  
thence South 43.25 rods, to the point of beginning.

Situate in the County of Skagit, State of Washington.