

AFTER RECORDING MAIL TO:

Gary E. & Janet A. Simmons Trust
900 Crested Butte Boulevard
Mount Vernon, WA 98273

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20243159

Dec 04 2024

Amount Paid \$8245.00

Skagit County Treasurer
By Lena Thompson Deputy

First am 421699

Title file no. 24-22083-70

Filed for Record at Request of:

Space above this line for Recorders use only

First American Title Insurance Company

STATUTORY WARRANTY DEEDFile No: **4900-4219699 (SJ)**Grantor(s): **John P. Klein and Lorrie M. Klein, a married couple**Grantee(s): **Gary E. Simmons and Janet A. Simmons, as Trustees under the Gary E. & Janet A. Simmons Trust, dated March 30, 2023**Abbreviated Legal: **LOT 339, PLAT OF SKAGIT HIGHLANDS DIVISION V (PHASE 2)**

Additional Legal on page:

Assessor's Tax Parcel No(s): **P127274**

THE GRANTOR(S) John P. Klein and Lorrie M. Klein, a married couple for and in consideration of **Ten Dollars and other Good and Valuable Consideration**, as part of an IRS 1031 Tax Deferred Exchange in hand paid, conveys and warrants to **Gary E. Simmons and Janet A. Simmons, as Trustees under the Gary E. & Janet A. Simmons Trust, dated March 30, 2023**, the following described real estate, situated in the County of Skagit, State of Washington.

LEGAL DESCRIPTION: Real property in the County of Skagit, State of Washington, described as follows:

LOT 339, PLAT OF SKAGIT HIGHLANDS DIVISION V (PHASE 2), AS PER PLAT RECORDED ON JANUARY 17, 2008, UNDER AUDITOR'S FILE


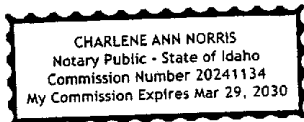
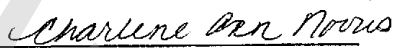
NO. 200801170047, RECORDS OF SKAGIT COUNTY, WASHINGTON.

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.

APN: P127274

Statutory Warranty Deed
- continued

File No.: 4900-4219699 (SJ)

Dated: 12-2-24
John P. Klein
Lorrie M. KleinSTATE OF Idaho
Washington)
COUNTY OF Skagit Ada)-ssThis record was acknowledged before me on 2 December 2024 by **John P. Klein**
and **Lorrie M. Klein**.

Notary Public

My commission expires: 29 March 2030