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02/03/2025 11:19 AM Pages: 1 of 3 Fees: \$305.50
Skagit County Auditor, WA

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20250280

Feb 03 2025

Amount Paid \$12160.80

Skagit County Treasurer

By Lena Thompson Deputy

When recorded return to:

Christopher Jones
Olivia Lenoue
3420 E Broadway
Mount Vernon, WA 98274

213900-LT

3584145

APN: 4610-000-002-0001/P104237

ABBR. LGL: Lot 2, Candle Ridge

STATUTORY WARRANTY DEED

THE GRANTOR, Cartus Financial Corporation, for and in consideration of TEN AND NO/100 DOLLARS and other good and valuable Consideration, in hand paid, conveys and warrants to Christopher Jones, an unmarried person and Olivia Lenoue, an unmarried the following described real estate, situated in the County of Skagit, State of Washington person

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Subject to easements, restriction, reservations, conditions and provisions of record, if any.

Cartus Financial Corporation, a Delaware corporation



By: Ted Obendorfer
Authorized Signatory

State of New Jersey }
County of Burlington }ss

On this 27th day of JANUARY, 2025, a Notary Public in and for the
aforementioned State, duly commissioned and sworn personally appeared Ted Obendorfer to me known to
be the Authorized Signatory of Cartus Financial Corporation, a Delaware corporation, that executed the
foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of
said corporation, for the uses and purposes therein mentioned, and on oath stated that he/she/they are
authorized to execute the said instrument and that the seal affixed is the corporate seal of said corporation.

Dated: January 27, 2025

Signature Tyia E. Oates

Residing at: MT. LAUREL, NJ

My appointment expires: 7/27/28

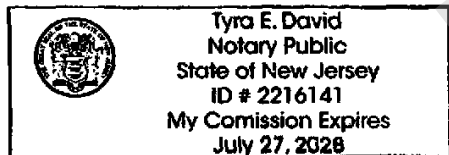


EXHIBIT "A"

LEGAL DESCRIPTION

Parcel Number: 4610-000-002-0001/P104237

Lot 2, "PLAT OF CANDLE RIDGE," as per plat recorded in Volume 15 of Plats, pages 110 and 111, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.