

Chicago Title
620057921

When recorded return to:
Noemi Hernandez-Sanchez
1003 S 20th St
Mount Vernon, WA 98274

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20250416

Feb 14 2025

Amount Paid \$8085.00
Skagit County Treasurer
By Lena Thompson Deputy

STATUTORY WARRANTY DEED

THE GRANTOR(S) Andrea E. Del Real Estrada, an unmarried person

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys and warrants to Ricardo Guadalupe Valdez G, an unmarried person Noemi Hernandez-Sanchez, an unmarried person

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

LOT 17, BLOCK 3 ALBERT BALCH'S WEDGWOOD, AN ADDITION TO MOUNT VERNON, WN,
AS PER PLAT RECORDED IN VOLUME 7 OF PLATS, PAGE 24, RECORDS OF SKAGIT
COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON

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

Tax Parcel Number(s): P54766, 3766-003-017-0011

Subject to:

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

STATUTORY WARRANTY DEED

(continued)

Dated: 2/10/25
Andrea E. Del Real EstradaState of Washington
County of KingThis record was acknowledged before me on 2/10/25 by Andrea E Del Real Estrada.G Goodale
(Signature of notary public)
Notary Public in and for the State of WA
My commission expires: 6/9/27