

**When recorded return to:**

James M. Williams, Jr. and Stephanie K. Williams  
509 8th Ave  
Kirkland, WA 98033

**SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX**

Affidavit No. 20250682

**Mar 11 2025**

Amount Paid \$47460.00  
Skagit County Treasurer  
By Lena Thompson Deputy

CTT No. 620058309

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) 4401 Marine Heights, LLC, a Washington limited liability company  
for and in consideration of Ten And No/100 Dollars (\$10.00) and other good and valuable  
consideration  
in hand paid, conveys and warrants to James M. Williams, Jr. and Stephanie K. Williams, a married  
couple

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

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

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

Lot 4, Plat Of Marine Heights

Tax Parcel Number(s): P111742, 4695-000-004-0000

Subject To:

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

## STATUTORY WARRANTY DEED

(continued)

Dated: 3/4/25

4401 Marine Heights, LLC

BY: Kelli Lang  
Kelli Lang, Manager

State of Washington

County of Skagit

This record was acknowledged before me on 3/4/2025 by Kelli Lang as  
Manager of 4401 Marine Heights, LLC.Kayla Skinner  
(Signature of notary public)Notary Public in and for the State of Washington  
My appointment expires: July 21, 2025KAYLA SKINNER  
NOTARY PUBLIC 159571  
MY APPOINTMENT EXPIRES: 7-21-25

**EXHIBIT "A"**  
Legal Description

LOT 4, PLAT OF MARINE HEIGHTS, AS PER PLAT RECORDED IN VOLUME 16 OF PLATS,  
PAGES 173, THROUGH 175, INCLUSIVE, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

**EXHIBIT "B"**

## Exceptions

1. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:

In favor of: Puget Sound Power & Light Company  
 Purpose: Electric transmission and/or distribution line, together with necessary appurtenances

Recording Date: June 14, 1977

Recording No.: 858311

2. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, encroachments, dedications, building setback lines, notes, statements, and other matters, if any, but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth on Plat of Marine Heights, recorded in Volume 16 of Plats, Pages 173 through 175:

Recording No.: 9707220058

3. Covenants, conditions and restrictions but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, source of income, gender, gender identity, gender expression, medical condition or genetic information, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth in the document

Recording Date: September 13, 1999

Recording No.: 199909130145

This document amends and supercedes restrictions recorded July 30, 1997 under Recording No. 9707300089.

Amendment to said restrictions were recorded August 5, 1997 under Recording No. 9708050055

Modification(s) of said covenants, conditions and restrictions

Recording Date: October 9, 2002

Recording No.: 200210090113

Modification(s) of said covenants, conditions and restrictions

Recording Date: December 3, 2003

Recording No.: 200312030076

Modification(s) of said covenants, conditions and restrictions

**EXHIBIT "B"**

## Exceptions

Recording Date: April 18, 2005

Recording No.: 200504180011

Modification(s) of said covenants, conditions and restrictions

Recording Date: July 8, 2005

Recording No.: 200507080161

4. Any unpaid assessments or charges and liability to further assessments or charges, for which a lien may have arisen (or may arise), all as provided for in instrument set forth below:

Imposed by: Marine Heights Association

Recording Date: September 13, 1999

Recording No.: 199909130145

5. License To Use Land

Recording Date: March 21, 2001

Recording No.: 200103210073

6. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.