

After Recording Return To:
Skagit Law Group, PLLC
P.O. Box 336
Mount Vernon, WA 98273

Real Estate Excise Tax
Exempt
Skagit County Treasurer
By Lena Thompson
Affidavit No. 20250762
Date 03/18/2025

STATUTORY WARRANTY DEED

GRANTORS: **CEZAR C. DEL ROSARIO and BEVERLY DEMMIN DEL ROSARIO**, husband and wife, who acquired title as **CEZAR C. DEL ROSARIO**, an unmarried person, and **BEVERLY DEMMIN**, an unmarried person

GRANTEES: **CEZAR C. DEL ROSARIO and BEVERLY DEMMIN DEL ROSARIO**, husband and wife, as joint tenants with right of survivorship

Legal Description:

Abbreviated Form: UNIT 302, BLDG 1, THE RIDGE AT MADDUX CREEK, A CONDO, PHASE 1

Additional on Page: Page 2

Assessor's Tax Parcel No.: 4822-001-302-0000; P120842

THE GRANTORS, **CEZAR C. DEL ROSARIO** and **BEVERLY DEMMIN ROSARIO**, husband and wife, who acquired title as **CEZAR C. DEL ROSARIO**, an unmarried person, and **BEVERLY DEMMIN**, an unmarried person, for and in consideration of no change in identity or form of ownership and for the establishment of a joint tenancy with rights of survivorship, and for no monetary consideration, hereby convey and warrant to **CEZAR C. DEL ROSARIO** and **BEVERLY DEMMIN DEL ROSARIO**, husband and wife, as joint tenants with right of survivorship, as GRANTEES, all of Grantors' interest, together with all after-acquired title, in that certain real property situated in the County of Skagit, State of Washington, and legally described as follows:

UNIT 302, BUILDING 1, THE RIDGE AT MADDOX CREEK, A CONDOMINIUM, PHASE 1, ACCORDING TO THE FIRST AMENDED DECLARATION THEREOF RECORDED JULY 15, 2004, UNDER AUDITOR'S FILE NO. 200407150082, AND SURVEY MAP AND PLANS THEREOF RECORDED SEPTEMBER 12, 2003, UNDER AUDITOR'S FILE NO. 200309120222, RECORDS OF SKAGIT COUNTY, WASHINGTON; BEING A PORTION OF LOT B-12, MADDOX CREEK P.U.D. PHASE 3, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 14, 2000, UNDER AUDITOR'S FILE NO. 200008140137, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SUBJECT TO: Exceptions, easements, restrictions, and reservations of record.

DATED: March 18, 2025.

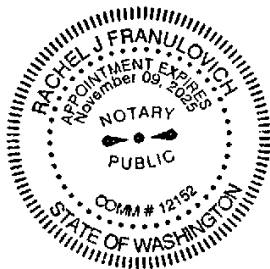

CEZAR C. DEL ROSARIO



BEVERLY DEMMIN DEL ROSARIO

STATE OF WASHINGTON }
COUNTY OF SKAGIT } ss.

I certify that I know or have satisfactory evidence that **CEZAR C. DEL ROSARIO** and **BEVERLY DEMMIN DEL ROSARIO** are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in the instrument.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 18th day of March, 2025.




Printed Name **Rachel Franulovich**
NOTARY PUBLIC in and for the State of Washington
My Commission Expires 11-09-2025