

When recorded return to:

Jill Christine Vaughn
11558 Coronado Drive
Anacortes, WA 98221

211260-LT

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20251058

Apr 11 2025

Amount Paid \$19085.00

Skagit County Treasurer

By BELEN MARTINEZ Deputy

STATUTORY WARRANTY DEED

THE GRANTOR(S) **Marcia L. Hunt, Successor Trustee of the Linda B. Hunt Disclaimer Trust**
uwd 8-19-2015

for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE**
CONSIDERATION

in hand paid, conveys and warrants to **Jill Christine Vaughn, an unmarried person**

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

For Full Legal See Attached "Exhibit A"

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

Lot 16 and Ptn. Lot 17, Pointe Div. 2

Tax Parcel Number(s): 4497-000-016-0004/P83447

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown in Land Title Company's Preliminary Commitment No. 211260-LT.

Dated: April 10 2025

(attached to Statutory Warranty Deed)

the Linda B. Hunt Disclaimer Trust uwd 8-19-2015

By: Marcia L. Hunt
Marcia L. Hunt, Successor Trustee

STATE OF WASHINGTON
COUNTY OF SKAGIT

This record was acknowledged before me on this 10 day of April, 2025, by Marcia L. Hunt, Successor Trustee of the Linda B. Hunt Disclaimer Trust uwd 8-19-2015.

Belenne Alvedal

Signature

Notary Public

Title

My commission expires: Aug 30 2025

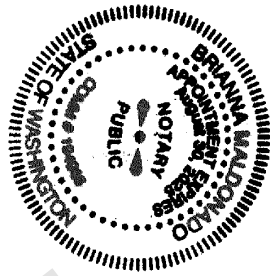


Exhibit A

PARCEL A:

Lot 16, PLAT OF THE POINTE DIV. NO. 2, according to the plat thereof recorded in Volume 14 of Plats, pages 50 and 51, records of Skagit County, Washington;

PARCEL B:

All that portion of Lot 17, PLAT OF THE POINTE DIV. NO. 2, according to the plat thereof recorded in Volume 14 of Plats, pages 50 and 51, records of Skagit County, Washington, described as follows:

Beginning at the Southeast corner of said Lot 17;
thence North $41^{\circ}18'48''$ West along the Southerly line of said Lot 17, a distance of 140.04 feet to the Southwest corner of said Lot 17;
thence South $46^{\circ}33'01''$ East, a distance of 65.32 feet;
thence South $36^{\circ}42'21''$ East, a distance of 75.24 feet to the point of beginning.

Situate in Skagit County, Washington.