



202505150051

05/15/2025 01:29 PM Pages: 1 of 2 Fees: \$304.50
Skagit County Auditor

When recorded, return to:
Robert D. Severin and
Susan C. Severin, as co-Trustees
4001 Dogwood Place
Mount Vernon, WA 98274

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20251479
MAY 15 2025

Amount Paid \$0
Skagit Co. Treasurer
By *KQ* Deputy

STATUTORY WARRANTY DEED

ROBERT SEVERIN and SUE SEVERIN, husband and wife, the GRANTORS,
HEREBY convey and warrant to

ROBERT D. SEVERIN and SUSAN C. SEVERIN, as co-Trustees of THE ROB AND SUE SEVERIN FAMILY TRUST, U/A dated May 14, 2025, the GRANTEE,

FOR the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration in hand paid, the receipt of which is hereby acknowledged, all of the following described real estate, situated in the County of Skagit, State of **Washington**:

Lot 3, "Eaglemont Phase 1C," as per plat recorded on February 1, 2000, under Auditor's File No. 200002010036, records of Skagit County, Washington

MORE commonly known as: 4001 Dogwood Place, Mount Vernon, WA 98274.

Tax Parcel Number(s): P116352

SUBJECT TO the Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

The then-acting Trustee has the power and authority to encumber or otherwise to manage and dispose of the hereinabove described real property; including, but not limited to, the power to convey.

Dated this 14 day of MAY, 2025.

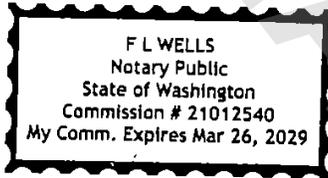
Robert Severin
ROBERT SEVERIN

Sue Severin
SUE SEVERIN

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that ROBERT SEVERIN and SUE SEVERIN are the individuals 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 this instrument.

Dated: May 14, 2025



F. L. Wells, Notary Public
Notary name printed: F. L. WELLS
Residing at: Mount Vernon, WA
My appointment expires: 03/26/2029