



**202505150052**

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

20251480  
MAY 15 2025

Amount Paid \$  
Skagit Co. Treasurer  
By *KS* Deputy

## STATUTORY WARRANTY DEED

ROB 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**:

Lots 222 and 223, "CASCADE RIVER PARK NO. 1," as per plat recorded in Volume 8 of Plats, pages 55 through 59, inclusive, records of Skagit County, Washington.

MORE commonly known as: 64347 Lookout Mountain Loop, Skagit County, Marblemont, WA, 98267.

Tax Parcel Number(s): 3871-000-222-0002, P63775

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.

Rob Severin  
ROB SEVERIN

Sue Severin  
SUE SEVERIN

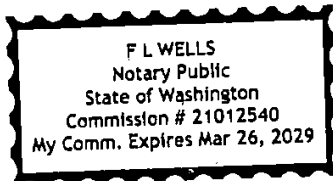
STATE OF WASHINGTON )

) ss.

COUNTY OF SKAGIT )

I certify that I know or have satisfactory evidence that ROB 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