

When recorded return to:
Troy H Cavanaugh
22789 State Route 9
Mount Vernon, WA 98274

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 20251589
May 23 2025
Amount Paid \$8832.20
Skagit County Treasurer
By Kaylee Oudman Deputy

Filed for record at the request of:
Chicago Title
P.O. Box 638
Mount Vernon, WA 98273

Escrow No.: 611351954

STATUTORY WARRANTY DEED

THE GRANTOR(S) Evolution Properties 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 Troy H Cavanaugh, an unmarried person

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

LOTS 5 TO 8, BLOCK 10, TOWN OF MCMURRAY, ACCORDING TO THE PLAT RECORDED IN
VOLUME 2 OF PLATS, PAGE 107, RECORDS OF SKAGIT COUNTY, WASHINGTON.
TOGETHER WITH THAT PORTION OF THE 16-FOOT ALLEY VACATED IN SUPERIOR
COURT CAUSE NUMBER 92-2-00402-2 WHICH WOULD REVERT BY OPERATIONS OF LAW.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

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

Tax Parcel Number(s): P75102

Subject to:

1. RIGHTS, RESERVATIONS, COVENANTS, CONDITIONS, RESTRICTIONS, AGREEMENTS,
NOTES, DEDICATIONS AND EASEMENTS PRESENTLY OF RECORD.

STATUTORY WARRANTY DEED
(continued)

Dated: May 19, 2025

Evolution Properties LLC

BY: Megan Wilaby
Megan Wilaby
Sole Member

State of Washington
County of Snohomish

This record was acknowledged before me on 05/19/2025 by Megan Wilaby as Sole Member of Evolution Properties, LLC.

Karen L. Mauck
(Signature of notary public)
Notary Public in and for the State of Washington
My commission expires: 11-02-2027

