

When recorded return to:

Kim Floyd Jamison
The Four K. Trust Dated March 12th. 2019
2504 Fir Crest Blvd
Anacortes, WA 98221

**SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX**

Affidavit No. 20251599

May 27 2025

Amount Paid \$13540.30
Skagit County Treasurer
By Lena Thompson Deputy

Filed for record at the request of:

**CHICAGO TITLE**

COMPANY OF WASHINGTON

32650 State Route 20, Ste. E 202
Oak Harbor, WA 98277

Escrow No.: 245470990

Chicago Title
620058644

STATUTORY WARRANTY DEED

THE GRANTOR(S) James Hallam and Emily Hallam, a married couple

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 Kim Floyd Jamison and Kathy Kerr Jamison, trustees of The Four K. Trust Dated March 12th. 2019

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

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

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

LTS 6 & 7 AND PTN LT 8, BLK 1509, NORTHERN PACIFIC ADDN TO ANACORTES, AKA
TRACT X, SURVEY, REC NO. 200309100229

Tax Parcel Number(s): P58439, 3809-509-006-0001

Subject to:

SEE EXHIBIT "B" ATTACHED HERETO AND MADE A PART HEREOF

The property may be subject to the Skagit County Right-to-Manage Natural Resource Lands
Disclosure, Skagit County Code Section 14.38, which states:

"This disclosure applies to parcels designated or within 1 mile of designated agricultural land or designated or within 1/4 mile of rural resource, forest or mineral resource lands of long-term commercial significance in Skagit County. A variety of Natural Resource Land commercial activities occur or may occur in the area that may not be compatible with non-resource uses and may be inconvenient or cause discomfort to area residents. This may arise from the use of chemicals; or from spraying, pruning, harvesting or mineral extraction with associated activities, which occasionally generates traffic, dust, smoke, noise, and odor. Skagit County has established natural resource management operations as a priority use on designated Natural Resource Lands, and area residents should be prepared to accept such incompatibilities, inconveniences or discomfort from normal, necessary Natural Resource Land operations when performed in compliance with Best Management Practices and local, State, and Federal law.

In the case of mineral lands, application might be made for mining-related activities including extraction, washing, crushing, stockpiling, blasting, transporting and recycling of minerals. If you are adjacent to designated NR Lands, you will have setback requirements from designated NR Lands."

STATUTORY WARRANTY DEED

(continued)


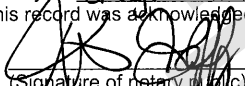
Dated: May 20, 2025
James Hallam
Emily HallamState of WA
County of SnohomishThis record was acknowledged before me on 5/20/2025 by James Hallam and Emily Hallam.
(Signature of notary public)Notary Public in and for the State of WA
My commission expires: 07-28-2027

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P58439

For Tax Map ID(s): 3809-509-006-0001

LOTS 6, 7 AND THE EAST 1/2 OF LOT 8, BLOCK 1509, "NORTHERN PACIFIC ADDITION TO ANACORTES," ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 2 OF PLATS, PAGE 9, RECORDS OF SKAGIT COUNTY, WASHINGTON;
ALSO KNOWN AS TRACT X ON SURVEY RECORDED SEPTEMBER 10, 2003, UNDER AUDITOR'S FILE NO. 200309100229, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

1. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, encroachments, dedications, building setback lines, notes, statements, and other matters, if any, but

EXHIBIT "B"

Exceptions

omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth on the Plat of Northern Pacific Addition to Anacortes:

Recording No: Volume 2 Page 9

2. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Puget Sound Energy, Inc., a Washington Corporation
Purpose: Underground electric system, together with necessary appurtenances
Recording Date: June 30, 2003
Recording No.: 200306300329
Affects: Said premises and other property

3. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Puget Sound Energy, Inc., a Washington Corporation
Purpose: Underground electric system, together with necessary appurtenances
Recording Date: March 31, 2003
Recording No.: 200303310337
Affects: Said premises and other property

4. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, encroachments, dedications, building setback lines, notes, statements, and other matters, if any, but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth on Survey:

Recording No: 200309100229

5. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.

6. Assessments, if any, levied by Anacortes.

7. City, county or local improvement district assessments, if any.