## 202506030034

06/03/2025 10:53 AM Pages: 1 of 4 Fees: \$306.50

Skagit County Auditor, WA

When recorded return to: Melinda Funk and Barry Dean Funk 3504 Oakes View Lane Anacortes, WA 98221

SKAGIT COUNTY WASHINGTON REAL ESTATE EXCISE TAX Affidavit No. 20251701 Jun 03 2025 Amount Paid \$12410.00 Skagit County Treasurer By Lena Thompson Deputy

Filed for record at the request of:



425 Commercial St Mount Vernon, WA 98273

Escrow No.: 620058744

CHICAGO TITLE

## STATUTORY WARRANTY DEED

THE GRANTOR(S) Jonathan M. Sisk, Personal Representative of the Estate of Warren D Sisk for and in consideration of Ten And No/100 Dollars (\$10.00), and other valuable consideration in hand paid, conveys and warrants to Melinda Funk and Barry Dean Funk, a married couple

the following described real estate, situated in the County of Skagit, State of Washington:
ALL OF LOTS 1 AND 2 AND THE EAST HALF OF LOT 3 ALL IN BLOCK 1002 OF THE PLAT OF
NORTHERN PACIFIC ADDITION TO ANACORTES, AS RECORDED IN VOLUME 2 OF PLATS,
PAGE 9, RECORDS OF SKAGIT COUNTY, WASHINGTON.

ALSO KNOWN AS TRACT A OF SURVEY, RECORDED IN VOLUME 16 OF SURVEYS, PAGES 4, 5, AND 6, UNDER AUDITOR'S FILE NO. 9406230072, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

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

Tax Parcel Number(s): P58144 / 3809-002-003-0100

Subject to:

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

Statutory Warranty Deed (LPB 10-05) WA0000816.doc / Updated: 03.22.23

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WA-CT-FNRV-02150.620019-620058744

# STATUTORY WARRANTY DEED

(continued)

Dated: 05/31/2025	
Estate of Warren D Sisk  BY: Jonathan M. Sisk  Jonathan M. Sisk  Personal Representative	
State of Washington  County of Snohomish	
This record was acknowledged before me on Personal Representative of Estate of Warren D Sisk.  (Signature of notary public)  Notary Public in and for the State of Washington My appointment expires: 10/23/2027	D5/31/2025 by Jonathan M. Sisk as  TAYLOR K SAMUEL NOTARY PUBLIC STATE OF WASHINGTON COMMISSION # 23035522 COMMISSION EXPIRES 10/23/2027

Notarized remotely online using communication technology via Proof.

### **EXHIBIT "A"**

#### Exceptions

1. 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 the Northern Pacific Addition to Anacortes:

Recording No: 1046

2. Latecomer Agreement and the terms and conditions thereof:

Recording Date:

February 16, 1979

Recording No.:

7902160006

Revision of same

Recording Date:

September 12, 1984

Recording No.:

8409120049

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

Granted to:

Affects:

Power Sound Power & Light Company, a Washington corporation

Purpose: Electric transmission and/or distribution line

As described

Recording Date: September 12, 1994 Recording No.: 9409120087

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: 9406230072

- Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
- 6. City, county or local improvement district assessments, if any.
- 7. Assessments, if any, levied by Anacortes.

Statutory Warranty Deed (LPB 10-05) WA0000816.doc / Updated: 03.22.23

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WA-CT-FNRV-02150.620019-620058744

Form 22P Skagit Right-to-Manage Disclosure Rev. 10/14

### SKAGIT COUNTY RIGHT-TO-MANAGE IATURAL RESOURCE LANDS DISCLOSURE

©Copyright 2014
Northwest Multiple Listing Service
ALL RIGHTS RESERVED

The following is part of the Purchase and Sale Age Melinda Funk    Buyer	Barry Funk  Buyer  Seller  Anacortes  City  Ibject to the Skagit e section 14.38, whice  nated or within 1 milerural resource, forest	WA 98221 State Zip County Right-th states:	agricultural -
Melinda Funk  Buyer  Estate of Warren D Sisk  Salier  concerning3504 Oakes View Ln  Address  Buyer is aware that the Property may be su Resource Lands Disclosure, Skagit County Code  This disclosure applies to parcels design land or designated or within 1/4 mile of r long-term commercial significance in Sk commercial activities occur or may occu non-resource uses and may be inconve may arise from the use of chemicals; of extraction with associated activities, whoise, and odor. Skagit County has estated as a priority use on designated Natural prepared to accept such incompatibility.	Barry Funk  Buyer  Seller  Anacortes  City  Ibject to the Skagit e section 14.38, whice  nated or within 1 milerural resource, forest	State Zip  County Right-th states:	("Seller") (the "Property")  o-Manage Natural agricultural -
and Estate of Warren D Sisk  Saller  concerning3504 Oakes View Ln  Address  Buyer is aware that the Property may be su Resource Lands Disclosure, Skagit County Code  This disclosure applies to parcels design land or designated or within 1/4 mile of r long-term commercial significance in Sk commercial activities occur or may occu non-resource uses and may be inconve may arise from the use of chemicals; of extraction with associated activities, who noise, and odor. Skagit County has estated as a priority use on designated Natural prepared to accept such incompatibility.	Salter Anacortes City  Ibject to the Skagit e section 14.38, whice	State Zip  County Right-th states:	("Seller") (the "Property")  o-Manage Natural agricultural -
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Management Practices and local, State, In the case of mineral lands, applicat	cur in the area that inlent or cause disco- or from spraying, pro- nich occasionally ge- blished natural resout Resource Lands, a lies, inconveniences rations when perform and Federal law.	or mineral reso thy of Natural Re may not be cor omfort to area re runing, harvestin merates traffic, urce manageme and area residen or discomfort med in complian	source Land npatible with sidents. This g or mineral dust, smoke, nt operations ts should be from normal, ce with Best
including extraction, washing, crushing, minerals. If you are adjacent to de requirements from designated NR Lands Seller and Buyer authorize and direct the Clo	esignated NR Lands.	ds, you will h	ave setback
Auditor's office in conjunction with the deed conv	veying the Property.	Unio Digulost	Godiny
Melinda Funk 05/13/2025	Jonathan	Sisk	04/21/2025
Buyer Date	Seller		Date
Melinda Funk 05/13/2025  Buger Date  Barry Funk 05/13/2025			
Buyer Date			Date