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06/04/2025 01:34 PM Pages: 1 of 3 Fees: \$305.50
Skagit County Auditor

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2025 1726
JUN 04 2025

Amount Paid \$ 0
Skagit Co. Treasurer
By Deputy

LT

After recording mail to:

Stiles & Lehr Inc., P.S.
P.O. Box 228 / 925 Metcalf Street
Sedro-Woolley, WA 98284

Grantors: Ronald D. Kohler and Patricia E. Kohler, a married couple
Grantee: Ronald D. Kohler and Patricia E. Kohler, as Trustees of the The Kohler Family Revocable Living Trust
Legal : LOTS 5-8, BLOCK 4, PLAT OF THE TOWNSITE OF GIBRALTER, SKAGIT CO.,
TOGETHER WITH THE NORTH 1/2 OF VACATED ALLEY AND SOUTH 20 FEET OF
VACATED CAROLINA STREET
Tax Parcel #: P103804 / 4109-004-008-0007

QUIT CLAIM DEED

The Grantors, RONALD D. KOHLER and PATRICIA E. KOHLER, a married couple, for and in consideration of WAC 458-61A-211 mere change in identity, conveys and quit claims to RONALD D. KOHLER and PATRICIA E. KOHLER, as Trustees of THE KOHLER FAMILY REVOCABLE LIVING TRUST dated June 2, 2025, the following described real estate, situated in the County of Skagit, State of Washington, together with all after acquired title of the Grantors therein:

PARCEL A:

Lots 5 through 8, inclusive, Block 4 of "PLAT OF THE TOWNSHIP OF GIBRALTER", as per plat recorded in Volume 1 of Plats, pages 19 and 20, records of Skagit County, Washington.

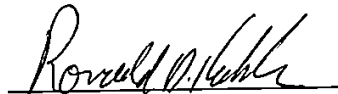

TOGETHER WITH the North Half of vacated alley adjacent thereto;

ALSO TOGETHER WITH the South 20 feet of vacated Carolina Street adjacent thereto;

PARCEL B:

A non-exclusive easement for ingress, egress and utilities over, under and across that certain 60 foot wide easement. As more fully set forth in that certain "Road Maintenance and Agreement" recorded under Auditor's File No. 9210070043, records of Skagit County, Washington.

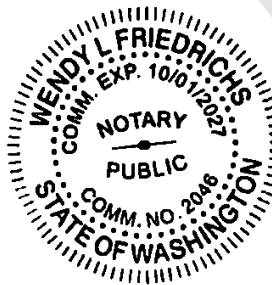
ALL Situated in Skagit County, Washington.

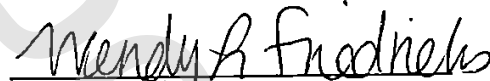
Dated June, 2nd, 2025
Ronald D. Kohler, GrantorDated June 2, 2025
Patricia E. Kohler, Grantor

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

On this day personally appeared before me Ronald D. Kohler and Patricia E. Kohler, who executed the within and foregoing instrument and acknowledged that they signed the same as their free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN UNDER my hand and official seal this 2 day of June, 2025




NOTARY PUBLIC in and for the
State of Washington, residing at
Sedro Woolley
Commission Expires: 10-1-27



Right to Manage Natural Resource Lands Disclosure

Skagit County's policy is to enhance and encourage Natural Resource Land management by providing County residents notification of the County's recognition and support of the right to manage Natural Resource Lands, e.g., farm and forest lands.

Skagit County Code 14.38.030(2) requires, in specified circumstances, recording of the following disclosure in conjunction with the deed conveying the real property:

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.

Washington State Law at RCW 7.48.305 also establishes that:

...agricultural activities conducted on farmland and forest practices, if consistent with good agricultural and forest practices and established prior to surrounding nonagricultural and nonforestry activities, are presumed to be reasonable and shall not be found to constitute a nuisance unless the activity or practice has a substantial adverse effect on public health and safety. ...An agricultural activity that is in conformity with such laws and rules shall not be restricted as to the hours of the day or day or days of the week during which it may be conducted.

EXHIBIT A