

When recorded return to:

RnR Holdings, LLC
901 Harris Avenue
Bellingham, WA 98225

212752-LT

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 20251797
Jun 11 2025
Amount Paid \$99455.00
Skagit County Treasurer
By Lena Thompson Deputy

STATUTORY WARRANTY DEED

THE GRANTOR(S) **Highland Woods, LLC, a Washington Limited Liability Company**

for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION**

in hand paid, conveys and warrants to **RnR Holdings, LLC, a Washington Limited Liability Company**

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

For Full Legal See Attached "Exhibit A"

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

Ptn. Gov Lot 1, Sec 19-35N-R2 EWM

Tax Parcel Number(s): 350219-0-020-0101/P32927

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown in Land Title Company's Preliminary Commitment No. 212752-LT.

Dated: June 4, 2025

(attached to Statutory Warranty Deed)

Highland Woods, LLC, a Washington Limited Liability Company

By: Teresa Kenote
Teresa Kenote, Managing Member

STATE OF WASHINGTON
COUNTY OF SKAGIT

This record was acknowledged before me on this 9th day of June, 2025, by Teresa Kenote,
Managing Member of Highland Woods, LLC.

[Signature]
(Signature of notary public)
Stamp

LPO
(Title of office)

My commission expires: August 18, 2028

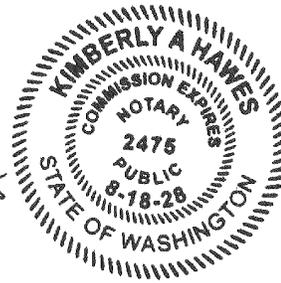


Exhibit A

The West 150 feet of the following described property:

That portion of Government Lot 1 of Section 19, Township 35 North, Range 2 East, W.M., lying Easterly of the East line of Commercial Avenue, produced from the "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 2 of Plats, page 4, records of Skagit County, Washington, lying Northerly of the North line of 15th Street, produced from said plat, lying Southerly of the South line of 14th Street, produced from said plat, and lying Westerly of the West line of "Q" Avenue, produced from said Plat.

TOGETHER WITH that portion of the North $\frac{1}{2}$ of vacated 15th Street and that portion of the South $\frac{1}{2}$ of vacated 14th Street adjoining, which has reverted to said premises by operation of law.

EXCEPT that portion conveyed to the City of Anacortes for roadway by Deed dated February 16, 1979, recorded March 28, 1979, under Auditor's File No. 7903280001.

Situate in the City of Anacortes, County of Skagit, State of Washington.