

When recorded return to:

Benjerman Southard and Clarissa Haverfield
8822 186th Street Northeast
Arlington, WA 98223

213309-LT

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20252128

Jul 08 2025

Amount Paid \$669.00
Skagit County Treasurer
By Kaylee Oudman Deputy

STATUTORY WARRANTY DEED

THE GRANTOR(S) **Christine L. Hart, an unmarried person**

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

in hand paid, conveys and warrants to **Benjerman Southard, an unmarried person, and Clarissa Haverfield, an unmarried person**

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.)

Lot 32, Blk D, Cape Horn on the Skagit, Div. 1

Tax Parcel Number(s): 3868-004-032-0009/P62995

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. 213309-LT.

Dated: July 3, 2025

(attached to Statutory Warranty Deed)

Christine L. Hart

Christine L. Hart

STATE OF TEXAS
COUNTY OF MIDLAND

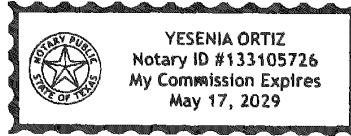
This record was acknowledged before me on this 7th day of July, 2025, by Christine L. Hart.

[Signature]

Signature

NOTARY PUBLIC

Title



My commission expires: 5/17/2029

Exhibit A

Lot 32, Block D, "CAPE HORN ON THE SKAGIT," as per plat recorded in Volume 8 of Plats, pages 92 through 97, inclusive, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.