

When recorded return to:
Michael P Sandberg
2920 Comanche Drive
Mount Vernon, WA 98273

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 20253221
Oct 01 2025
Amount Paid \$8939.00
Skagit County Treasurer
By Lena Thompson Deputy

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620059457

CHICAGO TITLE
620059457

STATUTORY WARRANTY DEED

THE GRANTOR(S) Julia Martin, Personal Representative of the Estate of Robert D. Schlager,
deceased

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys and warrants to Michael P Sandberg, an unmarried person

the following described real estate, situated in the County of Skagit, State of Washington:
LOT 68, "THUNDERBIRD," AS PER PLAT RECORDED IN VOLUME 9 OF PLATS, PAGES 34
AND 35, 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): P54537 / 3762-000-068-0001

Subject to:

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

STATUTORY WARRANTY DEED
(continued)

Dated: 09/26/2025

The Estate of Robert D. Schlager

BY: Julia Martin
Julia Martin
Personal Representative

State of Arizona

County of Maricopa

This record was acknowledged before me on September 26, 2025 by Julia Martin as Personal Representative of the Estate of Robert D. Schlager, deceased.

Javier D Grigsby
(Signature of notary public)
Notary Public in and for the State of Arizona
My appointment expires: 10/15/2026

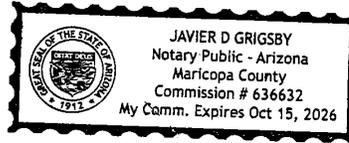


EXHIBIT "A"

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 Plat of Thunderbird:

Recording No: 693440

2. Covenants, conditions, restrictions and easements 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, source of income, gender, gender identity, gender expression, medical condition or genetic information, 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 in the document

Recording Date: June 16, 1968

Recording No.: 715205

3. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
4. Assessments, if any, levied by Mt Vernon.
5. City, county or local improvement district assessments, if any.