

AFTER RECORDING MAIL TO:

Juan Garduno and Alondra Arvizu
711 Hamlin Place
Burlington, WA 98233

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 20253402
Oct 17 2025
Amount Paid \$293.00
Skagit County Treasurer
By Kaylee Oudman Deputy

**INSURED BY
CHICAGO TITLE**

STATUTORY WARRANTY DEED

Escrow No. 25090108LC
Title Order No. 620060344

THE GRANTOR(S) Dillon Michael Lanes and Cody Mathew Lanes, both unmarried persons

for and in consideration of Ten Dollars and other good and valuable consideration

in hand paid, conveys, and warrants to Juan Garduno and Alondra Arvizu, a married couple

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

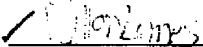
**LOT A-48, LAKE TYEE, DIVISION NO. II, AS PER PLAT THEREOF RECORDED IN VOLUME 11 OF PLATS,
PAGES 15 THROUGH 24, INCLUSIVE, RECORDS OF SKAGIT COUNTY, WASHINGTON.
SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.**

Abbreviated Legal: (Required is full legal not inserted above) LT A-48 Lake Tyee, Division No. II

Tax Parcel Number(s): P78879/4229-001-048-0009

Subject to: All easements, restrictions, reservations, conditions, covenants and agreements of record, if any, along with those delineated in Preliminary Title Commitment 620060344, issued by Chicago Title Insurance Company

Dated: 10/10/2025



Dillon Michael Lanes



Cody Mathew Lanes

[Handwritten signature]

British Columbia
STATE OF Washington
COUNTY OF Pitt Meadows) ss.

I certify that I know or have satisfactory evidence that Dillon Michael Lanes and Cody Mathew Lanes are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: October 16, 2025

[Handwritten signature]

Printed:
Notary Public in and for the State of British Columbia, Canada
residing at Pitt Meadows, BC
My Commission Expires:

Permanent
Commission

LUCY MEECHAN
Notary Public
#304-12099 Harris Rd.
Pitt Meadows, BC V3Y 0E5
Ph: 604.457.0050

UNRECORDED DOCUMENT