

When recorded return to:

McKenzie Nassiri and Bobak Nassiri  
1206 29th Street, Unit A  
Anacortes, WA 98221

400060-LT

Real Estate Excise Tax  
Exempt  
Skagit County Treasurer  
By Lena Thompson  
Affidavit No. 20253736  
Date 11/14/2025

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) **Skagit Habitat for Humanity, a Washington Non-Profit Corporation**

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

in hand paid, conveys and warrants to **McKenzie Lauren Nassiri and Bobak Daniel Nassiri, a married couple**

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. SE ¼ - SE ¼, Sec. 24-35-1 EWM

Tax Parcel Number(s): A portion of P31894/350124-0-117-0000

It is the express intention that the severed improvements are and shall remain real proeprty

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. 400060-LT.

Dated: November 13, 2025

(attached to Statutory Warranty Deed)

Skagit Habitat for Humanity, a Washington Non-Profit Corporation

By: *Tina Tate*  
Tina Tate, Chief Executive Officer

STATE OF WASHINGTON  
COUNTY OF SKAGIT

This record was acknowledged before me on this 13<sup>th</sup> day of November, 2025, by Tina Tate, Chief Executive Officer of Skagit Habitat for Humanity.

*Naomi R. Stanfill*  
Signature

Notary  
Title

NAOMI R STANFILL  
Notary Public  
State of Washington  
License Number 201173  
My Commission Expires  
March 17, 2026

My commission expires: 03-17-26

## Exhibit A

### The Buildings and Improvements only, located on:

That portion of Lot 'A' as described and depicted on Boundary Line Adjustment, recorded on April 11, 2017, recording number 201704110054, Skagit County Auditor, State of Washington;

Described more particularly as commencing at the Southwest property corner of said Lot 'A';  
thence South 88°08'22" East, along the South boundary line of said Lot 'A', a distance of 11.28 feet;  
thence North 00°55'56" East, parallel with the West most boundary line of said Lot 'A', a distance of 67.06 feet to the point of beginning;

thence North 00°47'01" East, a distance of 21.90 feet;  
thence South 89°13'00" East, a distance of 16.17 feet;  
thence South 00°47'00" West, a distance of 3.19 feet;  
thence South 89°13'00" East, a distance of 12.17 feet;  
thence South 00°48'28" West, a distance 18.78 feet;  
thence North 89°04'17" West, a distance of 28.33 feet to the point of beginning.

Situate in the County of Skagit, State of Washington.