

After Recording Mail To:

Carson R. Sprecher
1225 S 6th Street
Mount Vernon, WA 98273

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 20260198
Jan 26 2026
Amount Paid \$5685.00
Skagit County Treasurer
By Lena Thompson Deputy

STATUTORY WARRANTY DEED

The Grantors, GRAYDON P. ANDERSON and BRENDA K. ANDERSON, husband and wife, for and in consideration of Ten Dollars and other consideration in hand paid, hereby convey and warrant to the following named Grantees: CARSON RAY SPRECHER and ANNA ROSE SPRECHER, husband and wife, all of their interest in the following described real estate, situated in the County of Skagit, State of Washington:

That portion of the Northwest Quarter of the Northwest Quarter of Section 29, Township 34 North, Range 4 East of the Willamette Meridian, described as follows:

Beginning at a point 276 feet South of the Southeast corner of Lot 12, Block 1, Central Addition to Mt. Vernon, according to the plat thereof recorded in Volume 2 of Plats, page 103, records of Skagit County, Washington;

Thence West a distance of 166 feet;

Thence South a distance of 60 feet;

Thence East a distance of 166 feet;

Thence North a distance of 60 feet to the point of beginning;

Except that portion, if any, lying within that parcel conveyed to B. J. Henshaw by deed recorded October 23, 1935, under Auditor's File No. 273482, records of Skagit County, Washington;

Commonly known as 1225 S 6th Street, Mount Vernon, WA 98273
Skagit County Tax Parcel No. P28289

Subject to all easements, conditions, and restrictions of record.

Subject to any facts, rights, interests, or claims that are not shown by the public records but that could be ascertained by an inspection of the land.

Dated: 1/23/26

Graydon P. Anderson
Graydon P. Anderson, Grantor

Brenda K. Anderson
Brenda K. Anderson, Grantor

STATE OF WASHINGTON)
) ss.
COUNTY OF SNOHOMISH)

On this 23 day of JANUARY, 2026, before me personally appeared Graydon P. Anderson and Brenda K. Anderson, to me known to be the individual(s) who executed the within and foregoing instrument, and he/she/they acknowledged said instrument to be his/her/their free and voluntary act and deed, for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.



Robert P. Williamson

Notary Public in and for the
State of Washington

Residing at: MILL CREEK