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03/17/2026 10:10 AM Pages: 1 of 3 Fees: \$305.50
Skagit County Auditor, WA

When recorded return to:

Lizabeth M. Hartley
4305 Eagle View Court
Anacortes, WA 98221

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20260744

Mar 17 2026

Amount Paid \$15703.00
Skagit County Treasurer
By Lena Thompson Deputy

STATUTORY WARRANTY DEED

Land Title and Escrow (B)
Reference: 60032873-352

THE GRANTOR(S)

Patricia S. Stephens, unmarried as her separate property

for and in consideration of
Ten Dollars and other valuable consideration (\$10.00)

in hand paid, conveys and warrants to
Lizabeth M. Hartley, an unmarried person

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

FOR PROPERTY DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART
HEREOF.

SUBJECT TO: This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting
title, which may appear in the public record, including those shown on any recorded plat or survey.

Abbreviated Legal: (Required if full legal not inserted above.)

Lot 4, SP ANA-98-002, AFN: 9806220012

Tax Parcel Number(s): 350122-4-004-0200/P113445

Dated: 3-12-26

Patricia S. Stephens
Patricia S. Stephens

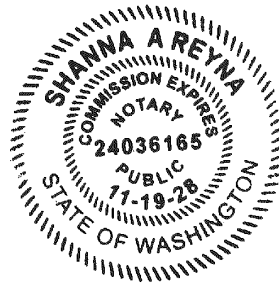
STATE OF WASHINGTON
COUNTY OF SKAGIT

This record was acknowledged before me on this 12 day of March, 2026, by Patricia S. Stephens.

Shanna A Reyna
Signature

Notary public
Title

My commission expires: 11/19/2028



**EXHIBIT A
LEGAL DESCRIPTION**

Property Address: 4305 Eagle View Court, Anacortes, WA 98221

Tax Parcel Number(s): 350122-4-004-0200/P113445

Property Description:

Parcel A

Lot 4, Short Plat No. ANA 98-002, approved June 15, 1998, recorded June 22, 1998 in Volume 13 of Short Plats, pages 140 and 141, under Auditor's File No. 9806220012, and being a portion of the Northeast Quarter of the Southeast Quarter of Section 22, Township 35 North, Range 1 East of the Willamette Meridian.

Situate in the County of Skagit, State of Washington.

Parcel B

A non-exclusive easement for ingress and egress over, under and across a 20-foot strip of land shown as Eagle View Court on the face of Short Plat No. ANA 98-002, recorded under Auditor's File No. 9806220012, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.