

When recorded return to:

Duane R. Clark
13925 Seaview Way
Anacortes, WA 98221

400177-LT

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20252643

Aug 15 2025

Amount Paid \$6005.00
Skagit County Treasurer
By Lena Thompson Deputy

STATUTORY WARRANTY DEED

THE GRANTOR(S) **Coddiwomple, LLC, a Washington Limited Liability Company**

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

in hand paid, conveys and warrants to **Duane R. Clark, a married person as his separate property**

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.)

Parcel A: Lots 1-10, Blk 204, Northern Pacific Addn. To Anacortes Parcel B: Lots 1-10, Blk 205, Northern Pacific Addn. to Anacortes

Tax Parcel Number(s): 3809-204-010-0003/P58277 & 3809-205-010-0000/P58279

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. 400177-LT.

Dated: August 13 2025

(attached to Statutory Warranty Deed)

Coddwomple, LLC, a Washington Limited Liability Company

By: *Nathaniel James Scott*

Nathaniel James Scott, Co-Manager

By: *Mitzi Leah Murray*

Mitzi Leah Murray, Co-Manager

STATE OF WASHINGTON
COUNTY OF SKAGIT

This record was acknowledged before me on this 15 day of Aug, 2025, by Nathaniel James Scott and Mitzi Leah Murray, Co-Managers of Coddwomple, LLC.

Brianna Maldonado
Signature

Notary public
Title

My commission expires: Aug 30 2025

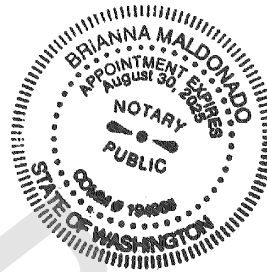


Exhibit A

Parcel A:

Lots 1 to 10, inclusive, Block 204, "NORTHERN PACIFIC ADDITION TO ANACORTES," as per plat recorded in Volume 2 of Plats, page 9, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

Parcel B:

Lots 1 to 10, inclusive, Block 205, "NORTHERN PACIFIC ADDITION TO ANACORTES," as per plat recorded in Volume 2 of Plats, page 9, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.