

When recorded return to:

Avery Merling Wellman and Shadi Sadat Esmacili-Wellman
4191 Islander Way
Anacortes, WA 98221

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 20262181
Jul 10 2026
Amount Paid \$11075.00
Skagit County Treasurer
By BELEN MARTINEZ Deputy

STATUTORY WARRANTY DEED

Land Title and Escrow (B)
Reference: 60029309-352

THE GRANTOR(S)
John Andrew Stewart and Kristin Renee Stewart, a married couple

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

in hand paid, conveys and warrants to
Avery Merling Wellman and Shadi Sadat Esmacili-Wellman, a married couple

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.)

Ptn Lots 15 & 18, All Lots 16-17, Blk 914, Northern Pacific to Anacortes

Tax Parcel Number(s): 3809-914-018-0009/P58633

Dated: 07/07/2026John Andrew Stewart

John Andrew Stewart

Kristin Renee Stewart

Kristin Renee Stewart

STATE OF WASHINGTON
COUNTY OF SKAGITThis record was acknowledged before me on this 7th day of July, 2026, by John
Andrew Stewart.KAB

Signature

Notary

Title

My commission expires: 09/11/2027

KYLE BEAM
NOTARY PUBLIC
STATE OF WASHINGTON
COMMISSION # 210008
COMMISSION EXPIRES 09/11/2027

Notarized remotely online using communication technology via Proof.

STATE OF WASHINGTON
COUNTY OF SKAGITThis record was acknowledged before me on this 8 day of July, 2026, by Kristin
Renee Stewart.Brianna Maldonado

Signature

Notary public

Title

My commission expires: Aug 30 2029

BRIANNA MALDONADO
NOTARY PUBLIC #194966
STATE OF WASHINGTON
COMMISSION EXPIRES
AUGUST 30, 2029

EXHIBIT A LEGAL DESCRIPTION

Property Address: 3508 West 8th Place, Anacortes, WA 98221
Tax Parcel Number(s): 3809-914-018-0009/P58633

Property Description:

The Westerly 5 feet of Lot 15, all of Lots 16 and 17, and the Easterly 10 feet of Lot 18, Block 914, "NORTHERN PACIFIC ADDITION TO ANACORTES," as per plat recorded in Volume 2 of Plats, page 9, records of Skagit County, Washington.

TOGETHER WITH the Southerly 13 feet of vacated West 7th Street adjacent thereto which attached by operation of law.

(Also known as Lot 5 of that certain Survey recorded September 9, 1987, under Auditor's File No. 8709090023, in Volume 7 of Surveys, page 100, records of Skagit County, Washington, which was revised by Survey recorded under Auditor's File No. 9307290082, in Volume 14 of Surveys, page 145, records of Skagit county, Washington.)

Situate in the County of Skagit, State of Washington.