202608310025
08/31/2026 09:56 AM Pages: 1 of 3 Fees: $305.50
Skagit County Auditor, WA

UNOFFICIAL DOCUMENT

When recorded return to:

Todd Hinderman and Marielle Hinderman
3249 Swan Road
Mount Vernon, WA 98273

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 20262794
Aug 31 2026
Amount Paid $11609.00
Skagit County Treasurer
By Lena Thompson Deputy

STATUTORY WARRANTY DEED

Land Title and Escrow (B)
Reference: 60045597-352

THE GRANTOR(S)
Nancy L. Burns and Michael Burns, wife and husband

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

in hand paid, conveys and warrants to
Todd Hinderman and Marielle Hinderman, 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.)

Lot 4, Ashley's Valley View Terrace Addition

Tax Parcel Number(s): 3859-000-004-0002/P61883

Dated: August 27, 2026

Michael Burns

Nancy L. Burns

STATE OF WASHINGTON
COUNTY OF SKAGIT

This record was acknowledged before me on this 27th day of August, 2026 by Michael Burns and Nancy L. Burns.

Signature

Title

My commission expires: August 18, 2028

KIMBERLY A HAWES
NOTARY PUBLIC
STATE OF WASHINGTON
COMMISSION EXPIRES
2475
8-18-28

UNOFFICIAL DOCUMENT

EXHIBIT A
LEGAL DESCRIPTION

Property Address: 3249 Swan Road, Mount Vernon, WA 98273
Tax Parcel Number(s): 3859-000-004-0002/P61883

Property Description:

Lot 4, "ASHLEY'S VALLEY VIEW TERRACE ADDITION TO SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 7 of Plats, page 43, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

UNOFFICIAL DOCUMENT