



202609160056

09/16/2026 02:52 PM Pages: 1 of 5 Fees: \$307.50
Skagit County Auditor

When recorded return to:

Lynn M. Noble
858 Kalispell Dr.
La Conner, WA 98257

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20263058
SEP 16 2026

Amount Paid \$5,325.00
Skagit Co. Treasurer
By KD Deputy

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

32650 State Route 20, Ste. E 202
Oak Harbor, WA 98277

Title No.: 620063340
Escrow No.: 245481919

Chicago Title
020063340

STATUTORY WARRANTY DEED

THE GRANTOR(S) Robin Taylor, an unmarried person for and in consideration of Ten And No/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, conveys and warrants to Lynn Noble, an unmarried person

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

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

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

Lot 858, Shelter Bay, Div. 5

Tax Parcel Number(s): P129508, S3302020055, 5100-005-858-0000,

Subject to:

SEE EXHIBIT "B" ATTACHED HERETO AND MADE A PART HEREOF

A leasehold estate, as created by the instrument therein referred to as the Memorandum of Lease, the terms and provisions thereof:

Lessor: Fidalgo Inc., a Washington corporation

Lessee: R. Alan DeBou and Dorothy Margaret DeBou, husband and wife

Dated: July 1, 1977

Recorded: August 21, 1979

Auditor's No.: 7908210075

ASSIGNMENT OF SUBLEASE BY SUCESSIVE ASSIGNMENTS AND THE TERMS AND CONDITIONS THEREOF:

Recorded: September 16, 2026

Auditor's File NO: 202609160055

STATUTORY WARRANTY DEED
(continued)Dated: 9/11/2026

Robin Taylor by Robin B. Taylor attorney in fact
Robin Taylor by Robin B. Taylor, their attorney in fact

State of WA
County of IslandThis record was acknowledged before me on 09/11/2026 by Robin B. Taylor as attorney in fact for Robin Taylor.Heather Flowers
(Signature of notary public)Notary Public in and for the State of WAMy commission expires: 05/18/2029
2029

EXHIBIT "A"
Legal Description

Lot No. 858 Amended Survey of Shelter Bay Div. 5 Tribal and Allotted Lands of Swinomish Indian Reservation, as recorded on June 2, 1976 in Volume 1 of Surveys, pages 184 through 186, inclusive, records of Skagit County, Washington, under Auditor's File No. 836134.

Situate in the County of Skagit, State of Washington.

EXHIBIT "B"

Exceptions

1. The property may be subject to the Skagit County Right-to-Manage Natural Resource Lands Disclosure, Skagit County Code Section 14.38, which states:

"This disclosure applies to parcels designated or within 1 mile of designated agricultural land or designated or within 1/4 mile of rural resource, forest or mineral resource lands of long-term commercial significance in Skagit County. A variety of Natural Resource Land commercial activities occur or may occur in the area that may not be compatible with non-resource uses and may be inconvenient or cause discomfort to area residents. This may arise from the use of chemicals; or from spraying, pruning, harvesting or mineral extraction with associated activities, which occasionally generates traffic, dust, smoke, noise, and odor. Skagit County has established natural resource management operations as a priority use on designated Natural Resource Lands, and area residents should be prepared to accept such incompatibilities, inconveniences or discomfort from normal, necessary Natural Resource Land operations when performed in compliance with Best Management Practices and local, State, and Federal law.

In the case of mineral lands, application might be made for mining-related activities including extraction, washing, crushing, stockpiling, blasting, transporting and recycling of minerals. If you are adjacent to designated NR Lands, you will have setback requirements from designated NR Lands."

2. The Land is or may be located within the boundaries of the Swinomish Indian Reservation. The governmental regulatory powers referenced in Paragraphs 1 and 2 of the Exclusion from Coverage include, in addition to other governmental entities, said Tribe.

3. Defects, liens, encumbrances, adverse claims, notices, or other matters not appearing in the Public Records but that would be disclosed by an examination of any records maintained by or on behalf of a Tribe or on behalf of its members.

4. Any claim of invalidity, unenforceability, or lack of priority of the lien of the Insured Mortgage based on the application of a Tribe's law resulting from the failure of the Insured Mortgage to specify State law as the governing law with respect to the lien of the Insured Mortgage.

5. The inability of the Insured to enforce the insured deed of trust under state law, or to choose in what court (federal, state or tribal) the Insured may bring an action to enforce the insured deed of trust.

6. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes and statements, if any, but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth on Amended Survey of

Shelter Bay Div. 5, recorded in Volume 1 of Surveys, Pagees 184 through 186:
Recording No: 836134

7. A leasehold estate, upon and subject to all of the provisions therein contained, as created by that certain lease;

Dated: August 16, 1968

Recorded: April 8, 1969

Auditor's No.: 725143, records of Skagit County, Washington

Lessor: The Swinomish Indian Tribal Community, et al

Lessee: Indian Bay Company now Shelter Bay Company

Affects: Said premises and other property

Supplemented and amended by instrument:

Recorded: May 14, 1969

Auditor's No.: 726476, records of Skagit County, Washington

As amended, the Leasehold term is 75 years from July 1, 1969.

EXHIBIT "B"
Exceptions

8. Covenants, conditions, and restrictions contained in declaration(s) of restriction, but omitting any covenant or restrictions, if any, based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by law;

Recorded: March 17, 1970
Recording No.: 737017
Executed By: Shelter Bay Company, a Washington corporation

AMENDED by instruments:

Recording No.: 742573
Recording No.: 755472
Recording No.: 771237
Recording No.: 836136
Recording No.: 838370
Recording No.: 8706120004
Recording No.: 8907070110
Recording No.: 9005150058
Recording No.: 9107220050
Recording No.: 9107220051
Recording No.: 9205200023
Recording No.: 9205200024
Recording No.: 9205200025
Recording No.: 9505160046
Recording No.: 9605140103
Recording No.: 9705140180
Recording No.: 9805070092
Recording No.: 9905070119
Recording No.: 200005100092
Recording No.: 200005100093
Recording No.: 200105090101
Recording No.: 200205160173
Recording No.: 200501280090
Recording No.: 200505190051
Recording No.: 200505190052
Recording No.: 200712180107
Recording No.: 200802290010
Recording No.: 200905050047
Recording No.: 201105250120
Recording No.: 201305310138
Recording No.: 201506230053
Recording No.: 201607200052
Recording No.: 201709050133
Recording No.: 201808160044
Recording No.: 202106170048
Recording No.: 202507030055

9. Liens and charges as set forth in the above mentioned declaration,

Payable to: Shelter Bay Community, Inc.

10. Agreement, including the terms and conditions thereof; entered into;

By: Shelter Bay Community, Inc.

And Between: Shelter Bay Community Division No. 1

Recorded: February 26, 2009

Recording No.: 200902260127

Providing: Special Assessments

11. Water rights, claims or title to water within the boundaries of the Swinomish Indian Reservation.