202610260037
10/26/2026 01:04 PM Pages: 1 of 3 Fees: $305.50
Skagit County Auditor, WA

UNOFFICIAL DOCUMENT

When recorded return to:

Christopher Dale Sortun
1107 1st Avenue, 701
Seattle, WA 98101

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 20263520
Oct 26 2026
Amount Paid $14279.00
Skagit County Treasurer
By Kaylee Oudman Deputy

STATUTORY WARRANTY DEED

Land Title and Escrow (B)
Reference: 60041847-352

THE GRANTOR(S)
Christopher Adam Yueh and Rebecca Paul Yueh, a married couple

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

in hand paid, conveys and warrants to
Christopher Dale Sortun, a single 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.)

Ptn Lot 61, All Lot 62, Rancho San Juan Del Mar Subd. 4

Tax Parcel Number(s): 3975-000-062-0000/P68341

Dated: 10/25/2026

Christopher Adam Yueh

Christopher Adam Yueh

Rebecca Paul Yueh

Rebecca Paul Yueh

STATE OF WASHINGTON
COUNTY OF SKAGIT

This record was acknowledged before me on this 25th day of October, 2026, by Christopher Adam Yueh and Rebecca Paul Yueh.

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.

UNOFFICIAL DOCUMENT

UNOFFICIAL DOCUMENT

EXHIBIT A
LEGAL DESCRIPTION

Property Address: 4053 Edith Point Road, Anacortes, WA 98221
Tax Parcel Number(s): 3975-000-062-0000/P68341

Property Description:

Lot 62, RANCHO SAN JUAN DEL MAR, SUBDIVISION NO. 4, according to the plat thereof recorded in Volume 6 of Plats, pages 19 through 22, records of Skagit County, Washington;

TOGETHER WITH that portion of Lot 61, Rancho San Juan Del Mar, Subdivision No. 4, according to the plat thereof, recorded in Volume 6 of Plats, pages 19 through 22, records of Skagit County, Washington, described as follows:

Beginning at the Southwest corner of said Lot 61;
Thence North 6°19'30" West along the West line thereof for 146.75 feet to the Northwest corner of said lot;
Thence South 88°27'30" East along the North line thereof, a distance of 6 feet;
Thence Southerly to the point of beginning.

Situated in the County of Skagit, State of Washington.