



Filed at the Request of:
John Meenk, Attorney at Law
1706 Front Street #767
Lynden, Washington.

1116 SUMAS AVENUE CONDOMINIUM DECLARATION

ARTICLE I. Name of Condominium and Association

The Condominium is named "1116 Sumas Avenue Condominium". The Association is named the "1116 Sumas Avenue Condominium Owners Association" and is organized under RCW 64.90, the Washington Uniform Common Interest Ownership Act (the "Act"), the application of which is limited as allowed under RCW 64.90.360(4)(a). Andrew White and Tessa White are the Declarants.

ARTICLE II. Condominium Real Property

The Condominium consists of the following Real Property:

LOTS 1 AND 2, TOGETHER WITH THE WEST 3.15 FEET OF LOT 3, BLOCK 20, PLAT OF THE TOWN OF SUMAS, WHATCOM COUNTY, W.T., ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 2 OF PLATS, PAGE 5, RECORDS OF WHATCOM COUNTY, WASHINGTON.

SITUATE IN WHATCOM COUNTY, WASHINGTON.

Parcel 410434 56023 0000

ARTICLE III. Definitions

For purposes of this Declaration, any amendments hereto, or any disputes affecting or concerning the Association, its members, or owners, the following definitions shall apply:

Allocated Interests. The allocation of Common Expense Liability, interest in Common Elements and voting for each of the Units in the Condominium determined in accordance

with the formulas set forth in this Declaration.

Assessments. All sums chargeable by the Association against a Unit, including, without limitation:

1. General and special Assessments for Common Expenses and Specially Allocated Expenses
2. Charges and fines imposed by the Association
3. Interest and late charges on any delinquent account
4. Costs of collection, including reasonable attorneys' fees, incurred by the Association in connection with the collection of a delinquent Owner's account.

Association. The 1116 Sumas Avenue Condominium Owners Association.

Board. The board of directors of the 1116 Sumas Avenue Condominium Owners Association.

Bylaws. The bylaws of the Association as adopted and amended in accordance with the Declaration.

Common Elements. All portions of the Condominium other than Units and Limited Common Elements.

Common Expenses. Expenditures made by or financial liabilities of the Association, including, but not limited to, those expenses incurred in the maintenance, repair, and replacement of the Common Elements, Limited Common Elements, or Units and the general operation of the Association, that are allocated to all of the Units under this Declaration.

Common Expense Liability. The liability for Common Expenses allocated to each Unit in this Declaration.

Condominium. The entire project, including Units, Common Elements and Limited Common Elements, created under this Declaration and the Survey Map and Plans.

Conveyance. Any transfer of ownership of a Unit.

Declarants. Andrew White and Tessa White.

Declarant Control. The right of the Declarant or persons designated by the Declarant to appoint and remove officers and members of the Board under the terms of this Declaration.

Declaration. The governing document of this Association recorded with the County Recorder's Office, and any amendments thereto adopted in accordance with the Declaration and RCW 64.090 and any amendments thereto.

Development Rights. Any right reserved by the Declarant in this Declaration.

Eligible Mortgagee. A Mortgagee that has filed with the Secretary of the Association a written request that it be given copies of notices of any action by the Association that requires the consent of the Mortgagee.

FHLMC. The Federal Home Loan Mortgage Corporation.

First Mortgagee. The Mortgagee whose Mortgage on the Unit is of greater priority than all other Mortgages on the Unit.

FNMA. The Federal National Mortgage Association.

Foreclosure. A forfeiture or judicial or non-judicial foreclosure of a Mortgage or a deed in lieu thereof.

HUD. The Department of Housing and Urban Development.

Identifying Number. The number assigned to a Unit in this Declaration and/or shown on the Survey Map and Plans.

Limited Common Element. A portion of the Common Elements allocated in this Declaration for the exclusive use of one Unit.

Managing Agent. The person designated by the Board to exercise management responsibilities for the Association.

Mortgage. A mortgage, deed of trust, or real estate contract.

Mortgagee. Any holder, insurer, or guarantor of a mortgage on a Unit.

Notice and Opportunity to Be Heard. The procedure identified in this Declaration for the resolution of disputes arising between Unit Owner, the Association, and/or the Managing Agent.

Owner or Unit Owner. The Declarant or other person who owns a Unit, but does not include any person or entity whose ownership interest is solely for security for an obligation.

Person. A natural person, corporation, partnership, limited partnership, limited liability company, trust, governmental subdivision or agency, or other legal entity.

Property. The land in the Condominium and all improvements, fixtures, and appurtenances thereto.

Public Offering Statement. The Public Offering Statement for the 1116 Sumas Avenue Condominium, furnished by the Declarant to the purchasers of Units associated with the initial sale of the Unit.

Rules and Regulations. The properly adopted Rules and Regulations of the 1116 Sumas Avenue Condominium as amended by the Board.

Special Declarant Rights. The rights reserved by the Declarant in this Declaration.

Specially Allocated Interests. Those expenditures or liabilities of the Association which were specially allocated amongst the Units under this Declaration.

Survey Map and Plans. The survey map and plans filed simultaneously with the recording of this Declaration and any amendments, corrections, and addenda thereto.

Transition Date. The date upon which the period of Declarant Control terminates as determined under the terms of this Declaration.

Unit. A physical portion of the Condominium designated for separate ownership, the boundaries of which are described in this Declaration.

VA. The Veterans' Administration.

ARTICLE IV. Units

The Declarant has created two Units.

| ADDRESS | UNIT | ADDRESS | UNIT |
|-----------------|------|-----------------|------|
| 1116 Sumas Ave. | 1 | 1116 Sumas Ave. | 2 |

The boundaries of each Unit are as follows:

4.1. The walls, floors, or ceilings are the boundaries of a Unit, and all lath, furring, wallboard, plasterboard, plaster, paneling, tiles, wallpaper, paint, finished flooring, and any other materials constituting any part of the finished surfaces thereof are a part of the Unit, and all other portions of the walls, floors, or ceilings are a part of the Common Elements.

4.2. If any chute, flue, duct, wire, conduit, bearing wall, bearing column, or any other fixture lies partially within and partially outside the designated boundaries of a Unit, any portion thereof serving only that Unit is a Limited Common element allocated solely to that Unit, and any portion thereof serving more than one Unit or any portion of the Common Elements is a part of the Common Elements.

4.3. Subject to the provisions of subsection 4.2. of this section, all spaces, interior partitions, and other fixtures and improvements within the boundaries of a Unit are a part of the Unit.

4.4. Any shutters, awnings, window boxes, doorsteps, stoops, porches, balconies, driveways, walks, patios, and all exterior doors and windows or other fixtures designed to serve a single Unit, but which are located outside the Unit's boundaries, are Limited Common Elements allocated exclusively to that Unit.

ARTICLE V. Common Elements

5.1. The Common Elements are all portions of the Condominium other than the Units and the Limited Common Elements, including all portions of the walls, ceilings, and floors which are not within a Unit. The Common Elements also include any pipe, chute, duct, wire, conduit, or any fixture within and partially outside a Unit that serves another Unit or any portion of the Common Elements.

5.2. Each Owner has the right to use the Common Elements in common with all other Owners and their guests, invitees, and licensees. Each Owner has a right of access from the Owner's Unit across the Common Elements to the public streets. The right to use the Common Elements is governed by the Washington Condominium Act, this Declaration, the Bylaws, and the Rules and Regulations. Nothing in this Declaration, the Bylaws, and the Rules and Regulations is meant to supersede common law rights with respect to the quiet enjoyment of one's property or any other common law concept addressing the proper use of real property in the Common Elements of the Condominium.

5.3. Those portions of the Common Elements not necessary for the habitability of a Unit may be conveyed or subjected to a security interest by the Association subject to a 67% vote by the Owners.

ARTICLE VI. Limited Common Elements

6.1. Any fireplaces, shutters, awnings, window boxes, doorsteps, stoops, porches, balconies, asphalt (concrete) driveways, concrete walks, decks, patios, and all exterior doors and windows or other fixtures designed to serve a single Unit, but located outside the Unit's boundaries, are Limited Common Elements allocated exclusively to that Unit.

ARTICLE VII. Parking Spaces and Allocation of Parking Spaces

7.1. In addition to two garage parking spaces for each Unit, there are asphalt driveways in front of each garage which the Declarant has allocated as Limited Common Elements. Each driveway contains two parking spaces for the benefit of the Units associated with that driveway.

7.2. The Owner of a Unit may rent a parking space allocated to his/her Unit to another Unit Owner. Such rental is subject to termination upon 15 days written notice. Rental of a parking space is terminated automatically upon the transfer of title of the Unit to which the parking space is an allocated Limited Common Element. The Association may rent Common Element parking spaces to Unit Owners.

7.3. Parking spaces must be used for the parking of operable passenger motor vehicles and may not be used for parking commercial trucks, recreational vehicles, trailers, or for other purposes unless expressly authorized by the Rules and Regulations or Board approval. Unit Owners may allow service vehicles to park in their space while such service is being performed at their Unit. Until all Units are conveyed by the Declarant, the Declarant has the right to control the use of all unassigned parking spaces.

7.4. The Board may direct that any vehicle or other item improperly placed within a Limited Common Element or Common Element parking space be removed within 48 hours of notice to the Unit Owner. If it is not removed within 48 hours of notice, the Board may cause it to be removed at the risk and cost of the Unit Owner to whom the parking space is allocated or rented. The Board may specially assess the Unit Owner the costs associated with such removal.

ARTICLE VIII. Permitted Uses

8.1. The Units are intended for, and restricted to, residential uses only, on an ownership, rental or lease basis, and for social, recreational, or other reasonable activity normally incident to such use, including the use of the Units as a home office not involving use by non-resident employees or regular visits by customers or clients. The Timesharing of Units, as defined in RCW Chapter 64.36, is prohibited.

8.2. The initial lease term for any Unit shall not be less than six months. Any lease or rental agreement of a Unit must provide that its terms shall be subject in all respects to the provisions

of this Declaration, the Bylaws, and Rules and Regulations of the Condominium and that any failure by the tenant to comply with the terms of these documents is a default under the terms of the lease. If any lease does not contain the foregoing provisions, such provisions shall be deemed to be incorporated into the lease and binding upon the Owner and the tenant by virtue of their inclusion in this Declaration.

8.3. The Owner of a Unit must notify the Association of any changes in occupancy of the Unit and the Association shall maintain a register of Unit residents as well as Unit Owners. Any Owner desiring to rent a Unit must have any prospective tenant (other than a relative of the Owner) screened, at the Owner's cost, by a tenant screening service designated or approved by the Board, and must also furnish a copy of the tenant screening service's report to the Board prior to the execution of the lease agreement with the prospective tenant. All lease or rental agreements must be in writing. Copies of all lease or rental agreements must be provided to the Association and acknowledged by the Board to be in compliance with this section.

8.4. If any lessee or renter violates, or permits guests, invitees, licensees or others to violate, the terms of this Declaration, the Bylaws, or the Rules and Regulations of the Association, and the Board determines that such violations are ongoing and repeated after notice of said violations, the Board shall give notice to the lessee or renter and the Unit Owner to cease such violations. If the violation is repeated, the Board has the authority, on behalf and at the expense of the Owner, to evict the tenant or occupant if the Owner fails to do so after a written demand to the Unit Owner for such eviction.

8.5. The Association and the Board shall have no liability for any eviction undertaken in good faith. The Association shall have a lien against the Unit for any and all costs, including attorneys' fees, incurred in connection with the eviction.

8.6. No Unit Owner may rent or lease any interest less than a full interest in their Unit. No Owner may rent rooms separately from the entire Unit.

8.7. Other than stated in this Article, there is not restriction on the right of any Owner to lease or otherwise rent his/her Unit.

8.8. The Association is responsible for the maintenance, repair, and replacement of the Common Elements and the Limited Common Elements except as specifically provided under 8.9.

8.9. The Unit Owner is responsible for maintenance, repair, and replacement of the Owner's Unit. Further, each Unit Owner is expressly responsible for the following:

8.9.1. The interior of the Unit, including its perimeter walls, floors, and ceiling, and its equipment, appliances and appurtenances must be kept in a clean and sanitary condition, free

of rodents and pests, in good order, condition and repair, including all redecorating and painting at any time necessary to maintain the good appearance and condition of the Unit;

8.9.2. All broken or damaged glass in the windows, skylights, or exterior doors of the Unit must be replaced;

8.9.3. All exterior doors of the Unit are to be maintained, repaired, or replaced as needed;

8.9.4. Routine maintenance and cleaning of the Limited Common Elements is allocated to the Unit, with the exception of the parking spaces, but the Association is responsible for the repair and/or replacement of the patio or deck (the Association may specially assess the Unit Owners for replacement of same);

8.9.5. All plumbing, plumbing fixtures, wiring, electrical fixtures, water heaters, hot water tanks, fans, fireplaces and flues, heating/cooling equipment and all other equipment which serve only the Owner's Unit must be maintained, cleaned, and repaired as necessary. The Unit Owner is responsible for all damage to the Unit, Common Elements, Limited Common Elements, and other Units caused by faulty or leaking plumbing, plumbing fixtures or pipes, hot water tanks, sinks, bathtubs, dishwashers, washers, and other water-using appliances, including the connection hoses or drains which serve only the Owner's Unit.

8.10. No Owner may modify or decorate the exterior of a building, or screens, doors, awnings, or other portions of the Unit visible from outside the Unit without the prior written consent of the Board.

8.10. Nothing shall be done or kept in any Unit, Limited Common Element, or Common Element that would increase the rate of insurance on the Property without the prior written consent of the Board.

8.11. Nothing shall be altered or constructed in or removed from any Common Element or Limited Common Element without the prior written consent of the Board.

8.12. No signs of any kind shall be displayed to the public view on or from any Unit, Limited Common Element, or Common Element, without the prior written consent of the Board. Advertising shall not be permitted from any Unit, Limited Common Element, or Common Element, including but not limited to decks, windows, doors, or other appurtenances. The Board may erect on the Common Elements a master directory listing Units that are for sale or lease. The Declarant may post signs on the Property as it deems necessary or appropriate for the sale of Units in the Condominium so long as the Declarant has Units for sale.

8.13. No insects, reptiles, poultry, or animals of any kind shall be raised, bred, or kept in any Unit except for domesticated dogs, cats, or other usual household pets, not to exceed two pets

total. Dogs and cats are not permitted to be on the Common Elements without an Owner present. Owners are required to clean up after their pets on the Common Elements and Limited Common Elements.

8.14. No Owner shall permit anything to be done or kept in the Owner's Unit, Limited Common Element, or Common Element, which interferes with the right of quiet enjoyment of the other residents of the Condominium.

8.15. No noxious or offensive activity shall be carried on in any Unit, Limited Common Element, or Common Element, nor shall anything be done therein that may be or become an annoyance or nuisance to other Owners. Owners shall not permit any condition to exist that will induce, breed, or harbor infectious plant diseases or noxious insects or vermin.

ARTICLE IX. Development Rights and Special Declarant Rights

NONE

ARTICLE X. Allocated Interests

10.1. The Allocated Interests of each Unit in the Condominium are as follows, for purposes of Common Expense Liability, interest in the Common Elements, and voting. The formula for allocating Common Expense Liability and interest in the Common Elements is the relative area of the Units; the formula for allocating voting is equally among the Units.

| Unit Number | Approx. Square Footage | Common Expense Liability | Interest in Common Elements | Voting |
|-------------|------------------------|--------------------------|-----------------------------|--------|
| 1 | 1,862 | 50% | 50% | 50% |
| 2 | 1,862 | 50% | 50% | 50% |

ARTICLE XI. Owners Association

11.1. The Owners of Units shall constitute an Owners Association to be known as the 1116 Sumas Avenue Condominium Owners Association. The Association shall be organized as a nonprofit corporation, no later than the date the first Unit in the Condominium is conveyed. The number of Board members and qualifications and procedures for election to the Board shall be provided in the Bylaws. The rights and duties of the Board and of the Association shall be governed by the Washington Condominium Act, this Declaration and the Bylaws.

11.2. The Board will adopt Bylaws to supplement this Declaration and provide for the

administration of the Association and Property and for other purposes not inconsistent with the Washington Uniform Common Interest Ownership Act or the Declaration.

11.3. Each Unit Owner shall be a member of the Association and shall be entitled to one membership for each Unit Owner. Ownership of a Unit is the sole qualification for membership in the Association. A membership may not be transferred except as incidental to the transfer of title to the Unit.

11.4. The Association may exercise all powers contained within the Washington Condominium Act for Associations:

11.5. The Association shall keep all records as required by the Washington Uniform Common Interest Ownership Act. Every member of the Association may request copies of these records at the member's expense; the original documents may be reviewed by the member at no cost to the member, but at a reasonable place and time established by the Board.

ARTICLE XII. Declarant Control Period

12.1. Until the Transition Date, the Declarant shall have the right to appoint and remove all members of the Board, provided that:

Not later than 60 days after conveyance of 50% of the Units to Owners other than the Declarant, not less than one-third of the members of the Board must be elected by Owners other than the Declarant.

12.2. Declarant control terminates on the Transition Date. The Transition Date will occur at the earliest of the following:

12.2.1. 60 days after conveyance of 75% of the Units to Owners other than the Declarant or its affiliates;

12.2.2. Three years after the first conveyance of a Unit;

12.2.3. Two years after the last conveyance of a Unit; or

12.2.4. The date on which the Declarant amends this Declaration wherein the Declarant voluntarily surrenders control of the Association.

12.3. Upon transfer, the Declarant will provide all relevant documents regarding the management of the Condominium to the Board.

12.4. Upon transfer, the Declarant will provide all financial account information to the Board.

12.5. All contracts between the Association and a management entity or the Declarant may be terminated through written notice without penalty by the Association if the contract was entered into prior to the election of the Board by the Owners. Notice of termination must be received within 90 days of the Board's initial election.

ARTICLE XIII. Board Management

13.1. The Board shall consist of two Board members. The Board shall be elected pursuant to the procedures set forth in the Bylaws.

13.2. The Board must, at all times, act in the best interests of the Condominium and its Members. The Board may exercise all powers necessary and incidental to the management and administration of the Condominium.

13.3. Whenever a right to notice and opportunity to be heard is required by this Declaration, the Bylaws, or the Rules and Regulations, the following procedure is required:

13.3.1. The Board must give written notice of the proposed action that contains a general statement of the proposed action and the date, time, and place of the hearing regarding the proposed action.

13.3.2. At the hearing, any affected person shall have the right to give testimony, subject to the reasonable rules of the procedure adopted by the Board;

13.3.3. The Board shall consider all testimony presented before making any decision on a matter;

13.3.4. The Board shall notify all affected persons in writing of the Board's decision.

ARTICLE XIV. Budget and Assessments

14.1. Unless otherwise adopted by the Board, the fiscal year shall be the calendar year. The Board may adopt any fiscal year for the Association as it deems appropriate.

14.2. At least thirty (30) days prior to the fiscal year end the Board must prepare an annual Budget for the following fiscal year. The Board must estimate the Common Expenses and Specially Allocated Expenses of the Association to be paid during the year, making sufficient provision for the accumulation of reserves, including those amounts reasonably anticipated to be required for the proper maintenance, repair, and replacement of the Common Elements and the Limited Common Elements. The Budget must also take into account any surplus or deficiency from the preceding years and any expected income for the Association.

14.3. Upon adoption of the Budget by the Board, the Board shall provide a summary of the budget to the Unit Owners. A meeting of the Owners must be scheduled not less than 14 and not more than 60 days following notice for the purposes of ratifying the Budget. Unless a majority of the Owners in the Association vote to reject the Budget, the Budget shall be ratified, regardless of whether a quorum is present. Should the Budget fail to be ratified, the periodic Budget last ratified by the Owners shall remain in place until a subsequent Budget is ratified.

14.4. For any Common Expenses which cannot be reasonably calculated and paid on a monthly basis, the Board may levy special Assessments for such expenses against all Units. To the extent that any Common Expense is caused by an Owner or Tenant of a Unit, the Association may, after Notice and Opportunity to Be Heard, levy a special assessment for the expense against the Unit.

14.5. The Board must notify each Owner in writing of the monthly general and special Assessments to be paid for the Owner's Unit.

14.6. Each Owner must pay their monthly general and/or special Assessments on or before the first day of each calendar month. Any assessment not paid by the tenth day of the calendar month shall be delinquent and subject to late charges, interest charges, and collection procedures as authorized by this Declaration.

14.7. All Assessments and other accounts receivable by the Association on behalf of the Condominium belong to the Association.

14.8. Upon the written request of any Owner or Mortgagee of a Unit, the Board will furnish a certificate of unpaid Assessments charged to the Unit. The Board may establish and collect a reasonable fee for such certificates.

14.9. The annual average assessment of all units, exclusive of optional user fees may not exceed \$1,000, as adjusted pursuant to RCW 64.90.065. The assessment may not be increased above this limitation prior to the transition meeting without the consent of the Unit Owners holding 90 percent of the votes in the association.

ARTICLE XV. Enforcement

15.1. Every Owner, the Board and the Association shall strictly comply with this Declaration, the Bylaws, and the Rules and Regulations adopted in accordance with the Declaration and Bylaws. Failure to comply shall be grounds for a civil action to recover sums due, damages, and for injunctive relief, or any or all of them, maintainable by the Board on behalf of the Association or by an Owner.

15.2. The failure of the Board to take action in response to a violation of the Declaration, Bylaws, or Rules and Regulations, is not a waiver of any rights of the Association to enforce the Declaration, Bylaws, or Rules and Regulations for future conduct.

15.3. The Board has the express authority to enforce the Declaration, Bylaws, and Rules and Regulations by imposing the remedies provided for in the Declaration. After any violation, the Board may seek damages and/or injunctive relief for the violation, including, but not limited to, the removal of the Owner from the Owner's Unit and any and all other remedies that may be available in law or equity.

ARTICLE XVI. Liability of Association

16.1. An action alleging any cause of action against the Association must be brought against the Association and not against any Owner or any officer or director of the Association.

16.2. So long as a Board member, Association committee member, Association officer, the Declarant, or Managing Agent has acted in good faith, without willful or intentional misconduct, upon the basis of such information as is then possessed by such person, no such person shall be personally liable to any Owner, or to any other person, including the Association, for any damage, loss, or prejudice suffered or claimed on account of any act, omission, or negligence of such person, provided that this Section will not apply when the consequences of such actions is covered by insurance obtained by the Board.

ARTICLE XVII. Collection of Assessments

17.1. The Association has a lien of a Unit for all unpaid Assessments levied against the Unit from the time the Assessment becomes due. A lien under this Declaration has priority over all other liens and encumbrances on the Unit except (1) liens and encumbrances recorded before this Declaration was recorded, (2) any mortgage on the Unit recorded before the date the Assessment was delinquent, and (3) liens for real property taxes and other governmental assessments or charges against the Unit. Recording of this Declaration is record notice and perfection of the lien for Assessments.

17.2. Any lien arising under this Declaration may be enforced by the Association in the manner set forth in RCWA Chapter 61.12, or nonjudicially in the manner set forth in this Declaration. The Association shall have the power to purchase the Unit at the Foreclosure sale and to acquire, hold, lease, mortgage, or convey the same. Upon an express waiver in the complaint of any right to a deficiency judgment in a judicial foreclosure action, the period of redemption shall be eight (8) months. Nothing in this Declaration shall prohibit the Association for taking a deed in lieu of foreclosure.

17.3. Any lien arising under this Declaration may be foreclosed nonjudicially in the manner set forth in RCWA Chapter 61.24 for nonjudicial foreclosure deeds of trust.

17.4. The Association shall establish reasonable late charges and a rate of interest to be charged all delinquent Assessments.

17.5. The Association shall be entitled to recover all attorneys' fees and costs incurred in connection with the collection of Assessments, whether or not such collection involves a lawsuit or prosecution of such suit to judgment. The Association is also entitled to attorneys' fees if it prevails on appeal and in the enforcement of a judgment.

ARTICLE XVIII. Survey Map and Plans

18.1. The Survey Map and Plans are recorded at Whatcom County Auditor's File Number 2026-

020 0765

Signed this 9 day of February 2026.

Declarants:

Andrew White

Andrew White

Tessa White

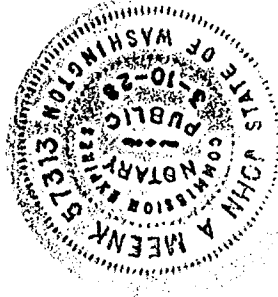
Tessa White

STATE OF WASHINGTON)
) ss.
COUNTY OF WHATCOM)

I certify that I know or have satisfactory evidence that Andrew White is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in the instrument.

Dated February 9, 2026

John A. Meenk
Notary Public in and for
the state of Washington,
residing at Lynden
my appointment expires March 10, 2028



STATE OF WASHINGTON)
) ss.
COUNTY OF WHATCOM)

I certify that I know or have satisfactory evidence that Tessa White is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in the instrument.

Dated February 9, 2026

John A. Meenk
Notary Public in and for
the state of Washington,
residing at Lynden
my appointment expires March 10, 2028

