

After recording return
document to:
LESLIE A. JOHNSON
WELLS & JOHNSON
P. O. BOX 158
ANACORTES, WA 98221-0158



199909300033

Kathy Hill, Skagit County Auditor
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DOCUMENT TITLE: AFFIDAVIT

REFERENCE NUMBER OF RELATED DOCUMENT: N/A

GRANTOR(S): SUSAN M. HALVORSEN

GRANTEE(S): THE PUBLIC

ABBREVIATED LEGAL DESCRIPTION: BROOKFIELD PARK ADD. TO
ANACORTES, TR. 10, ALL OF 8 & W'LY 2' OF 10; ANACORTES LOT 18,
BLK 130, 17 & 18; DAVIS FIRST TO ANA., LTS 5 TO 7, BLK. 4;
MCKENNA & ELLIOTT'S 2ND ADD. TO BAYVIEW, ACRES 0.17 TH PTN OF
NE1/4, SEC. 31, DAP CAT ONE-INCH PI...; TAX 1 BAT INT OF E LI
7TH ST WIS LID ST IN BAY VIEW THE ELY PL W D ST 240 FEET TH
SLY PLW 7TH 240 FEET TH...

ADDITIONAL LEGAL DESCRIPTION ON PAGES 2, 3 & 4 OF DOCUMENT.

ASSESSOR'S TAX/PARCEL NUMBER(S): P56990; 3778-000-010-0002
P55842; 3772-130-018-0005
P57136; 3785-004-007-0018
P107715; 4071-005-000-0200
P35067; 3503-31-0-004-0005

A F F I D A V I T

STATE OF WASHINGTON)
: ss.
COUNTY OF SKAGIT)

SUSAN M. HALVORSEN, being first duly sworn, upon oath,
deposes and says:

That I am a resident of 1617 36th Street, Anacortes, Skagit County, Washington; that Richard L. Halvorsen, whose Social Security Number was [REDACTED] was my husband. That Richard L. Halvorsen died a resident of Anacortes, Skagit County, Washington, on August 1, 1999, leaving real and personal property, all of which was the community property of affiant and decedent Richard L. Halvorsen.

That at the time of his death on August 1, 1999, there was in full force and effect a Community Property Agreement, executed by affiant and decedent on March 24, 1999, which Agreement is attached to this Affidavit.

That affiant has paid for all creditors of Richard L. Halvorsen and of his estate.

That the property owned by affiant and Richard L. Halvorsen as of August 1, 1999, consisted of the following:

REAL ESTATE

Residence located at 1617 36th Street, Anacortes:

Tract 9, and the Westerly 2 feet of Lot 10, "BROOKFIELD PARK", as per plat recorded in Volume 7 of Plats, Page 26, records of Skagit County, Washington.

1999 Assessed Value: Land:	\$ 45,600.00
Improvements:	\$ 78,200.00
Total:	\$123,800.00

Estimated Market Value at date of death: \$147,000.00

Rental located at 1506 10th Street, Anacortes:

Lots 17 and 18, Block 130, "CITY OF ANACORTES", as the same is of record in the office of the Auditor of Skagit County, Washington, in Volume 2 of Plats, pages 4-7;



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1999 Assessed Value: Land: \$55,600.00
Improvements: \$52,000.00
Total: \$107,600.00

Estimated Market Value at date of death: \$135,000.00

Undivided one-half interest in rental located at 1913
11th Street, Anacortes:

Lots 5, 6 and 7, Block 4, "DAVIS' FIRST ADDITION TO THE
CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON", as per
plat recorded in Volume 3 of Plats, Page 49, of the
records of Skagit County;

	Entire Interest	Undivided ½ Interest
1999 Assessed Value:		
Land:	\$61,100.00	N/A
Improvements:	\$46,600.00	N/A
Total:	\$107,700.00	N/A

Estimated Market Value
at date of death: \$115,000.00 \$57,500.00

Real Property located at Bayview, Washington:

PARCEL "A": That portion of the Northeast ¼ of Section
31, Township 35 North, Range 3 E.W.M., described as
follows:

1 Block of land commencing 680 feet in an easterly
direction from the Northeast corner of Block 15 in the
Town of Bayview of said county and state; thence running
parallel with "D" Street if the same were extended
easterly 240 feet; thence southerly along 8th Street if
the same were extended 240 feet; thence westerly along
"C" Street if the same were extended 240 feet; thence
northerly along 7th Street if the same were extended 240
feet to the point of beginning. All as shown on a survey
of said premises, recorded February 8, 1994, in Book 15
of Surveys, page 106, as Auditor's File No. 9402080080,
EXCEPT that portion described as follows:

Commencing at a one-inch iron pipe located at the
intersection of vacated Seventh Street and Josh Wilson
Road, as shown on Record of Survey recorded in Book 15 of
surveys at Page 17, under Auditor's File No. 9311010083



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for Roger Stice; thence North 68 degrees 58'20" East along the centerline of said Josh Wilson Road 280.02 feet; thence South 22 degrees 47'47" East, 30.02 feet to the Northwest corner of said Stice survey, said corner being the true point of beginning of this description; thence continue South 22 degrees 47'47" East long the West line of said Stice survey, 240.00 feet to an interior angle point; thence South 68 degrees 58'20" West along a northerly line of said Stice survey a distance of 31.00 feet; thence North 22 degrees, 47'47" West 240.00 feet to the intersection with the Southerly margin of said Josh Wilson Road; thence North 68 degrees 58'20" East along said Southerly margin 31.00 feet to the point of beginning.

PARCEL B: That portion of the Northeast Quarter of Section 31, Township 35 North, Range 3 East, W.M., being more particularly described as follows:

Commencing at a one-inch iron pipe located at the intersection of vacated Seventh Street and Josh Wilson Road as shown on Record of Survey recorded in Book 15 of Surveys at page 17, under Auditor's File No. 9311010083 for Roger Stice; thence North 68 degrees 58'20" East along the centerline of said Josh Wilson Road 280.02 feet; thence South 22 degrees 47'47" East, 30.02 feet to the Northwest corner of said Stice survey; thence continue South 22 degrees 47'47" East along the West line of said Stice survey, 240.00 feet to an interior angle point; thence South 68 degrees 58'20" West along a Northerly line of said Stice parcel 37.00 feet to the true point of beginning; thence continue South 68 degrees 58'20" West along said Northerly line a distance of 131.85 feet to a one-half inch rebar with yellow plastic cap marked LS 8992 as shown on said survey; thence south 21 degrees 01'40" East 30.00 feet to the southwest corner of said Stice survey; thence South 89 degrees 47'08" East along the south line of said Stice survey 144.19 feet to a point which bears South 22 degrees 47'47" East from the point of beginning; thence North 22 degrees 47'47" West 82.28 feet to the point of beginning.

SUBJECT TO any encumbrances, restrictions or easements of record. Situate in Skagit County, State of Washington.

1999 Assessed Value: Land:	\$55,200.00
Improvements:	\$.00
Total:	\$55,200.00

Estimated market value at date of death: \$64,000.00



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PERSONAL PROPERTY

Household furniture

1996 Windstar Van

1987 Ford Pickup

1978 Ford Fairmont

1981 Dodge Aries

1981 Road Ranger Camp Trailer

1978 Honda Trail 90

1970 Honda Trail 90

1970 Cruiser Boat

Cash in passbooks, checking and money market accounts

That the total value of all of decedent's community one-half interest in the marital assets was less than \$650,000.00. That the value of decedent's estate was less than that which required estate tax reporting to the federal government, and that there was no estate tax owing on account of decedent's estate.

That affiant in reasonable good faith believes that affiant has received or is entitled to receive, by reason of decedent's death, all of decedent's property.

Dated this 29th day of September 1999.

Susan M. Halvorsen
SUSAN M. HALVORSEN



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SUBSCRIBED AND SWORN to before me this 29th day of September, 1999, by Susan M. Halvorsen.

Charlotte R. Dykstra
(Signature)

Charlotte R. Dykstra
(Print Name)

NOTARY PUBLIC in and for the State
of Washington, residing at Buckley
My commission expires: 10-25-02

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**AGREEMENT AS TO STATUS OF COMMUNITY PROPERTY
After Death of One of the Spouses**

KNOW ALL MEN BY THESE PRESENTS:

That this agreement, made and entered into this 24th day of March, 1999, by and between **RICHARD LEE HALVORSEN** and **SUSAN MARIE HALVORSEN**, husband and wife, of 1617 36th Street, Anacortes, Skagit County, Washington,

WITNESSETH; That whereas, the said parties are owners of certain property, all of which, regardless of method of acquisition or source, they hereby declare to be community property, constituting all of the property now owned by said parties, and said parties are desirous that said property, together with all other property of whatsoever nature, either real or personal, which may be hereafter acquired or received by either or both of them, whether by gift, inheritance, purchase, or otherwise, shall be deemed to be community property, and in the event either party now owns or hereafter acquires any property which might otherwise be the separate property or quasi community property of that party, said party hereby conveys and quit claims to the other party a community interest in said property, so that the same will be community property, and that the same shall pass without delays or undue expense upon the death of either to the survivor.

NOW, THEREFORE, for and in consideration of the sum of ONE DOLLAR (\$1.00), the receipt of which is hereby acknowledged by each party hereto, and also, in consideration of the love and affection that each of said parties bears for the other, it is hereby agreed that in the event of the death of **RICHARD LEE HALVORSEN** while **SUSAN MARIE HALVORSEN** survives, then the whole of said community property now owned together with all other community property, real or personal, that may hereafter be acquired, shall at once vest in said **SUSAN MARIE HALVORSEN** in fee simple; and in the event of the death of **SUSAN MARIE HALVORSEN** while **RICHARD LEE HALVORSEN** survives, then the whole of said community property now owned together with all other community property, real and personal, that may hereafter be acquired, shall at once vest in said **RICHARD LEE HALVORSEN** in fee simple; and each party conveys and quit claims to the surviving party all of said community and all other property which were it not for this agreement might be the separate estate or quasi community property of the conveying party, in compliance



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herewith.

IN WITNESS WHEREOF, the said RICHARD LEE HALVORSEN and SUSAN MARIE HALVORSEN have hereunto set their hands and seals the day and date first above written.

Signed, Sealed and Delivered
in the presence of

Karmen Hardy) Richard Lee Halvorsen (SEAL)
Sheila Salinas) Susan Marie Halvorsen (SEAL)

STATE OF WASHINGTON)
) SS.
COUNTY OF SKAGIT)

THIS IS TO CERTIFY that on this 24th day of March, 1999, before me, LESLIE A. JOHNSON, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally came RICHARD LEE HALVORSEN and SUSAN MARIE HALVORSEN, husband and wife, to me known to be the individuals described in and who executed the within instrument, and acknowledged that they signed and sealed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

WITNESS my hand and official seal the day and year in this certificate first above written.



Leslie A. Johnson
(Signature)
Leslie A. Johnson
(Print Name)

NOTARY PUBLIC in and for the State of
Washington, residing at Anacortes

My appointment expires: 11-19-00

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