Kathy Hill, Skagit County Auditor 11/9/1999 Page 1 of 7

RETURN TO:

JOHN W. HICKS SCHACHT & HICKS PO BOX 1165 MOUNT VERNON WA 98273.

DOCUMENT TITLE: DECLARATION

GRANTOR: HICKS, JOHN W.

GRANTEE: The Public

1786765

Other names: Estate of NELLIE TAYLOR-STUART FLYNN, Deceased

on page 1 of document

Swensson, Zenith Flynn, page 1

Swensson, Arne, page 1 Swensson, Heli, page 2

Swensson-Cooper, Sari, page 3

Swensson, David, page 3

ABBREVIATED LEGAL DESCRIPTION: Ptn Lot B, Short Plat No. 57-75, being ptn of Gov Lot 1, Sec. 26, Township 36 N, R 2 E W>M., together with tidelands and easement

ADDITIONAL LEGAL DESCRIPTION ON EXHIBIT A OF DOCUMENT.

ASSESSOR'S TAX PARCEL NUMBER: 360226-0-033-0007 360226-0-049-0009

DECLARATION

JOHN W. HICKS declares under penalty of perjury as follows:

I am the attorney for the Estate of NELLIE TAYLOR-STUART FLYNN, who died on November 15, 1989, leaving real property in Skagit County, Washington, described on EXHIBIT "A" attached hereto and by reference made a part hereof.

The Last Will of NELLIE TAYLOR STUART FLYNN was probated in Skagit County Probate Cause No. 90-4-00060-5 and bequeathed real property as follows:

- 3. A. I hereby give my real property located on Samish Island, Skagit County, Washington, to my sister ZENITH FLYNN SWENSSON, and my nephew, THEODORE ARNE SWENSSON, to use during their lifetimes as tenants in common, remainder to the children of THEODORE ARNE SWENSSON, according to the terms of the trust set forth in Paraph 3 B. of this Will.
- 3. B. Should both said life beneficiaries predecease me, I then give said real property to HELI SWENSSON, wife of THEODORE ARNE SWENSSON, as trustee for the benefit of my grandniece and nephew, SARI SWENSSON, and DAVID SWENSSON, and any other children born to my nephew, THEODORE ARNE SWENSSON, or adopted by him, living at my death, share and share alike. Said real property shall be held in Trust for my said grandniece(s) and nephew(s) until such time as the youngest of them reaches age the of 25 years. At this time the property shall be distributed among them equally, in a fashion mutually agreed upon by the beneficiaries. If no agreement is reached, then the method of distribution shall be chosen by the Trustee or her successor.

ZENITH FLYNN SWENSSON died April 8, 1999, in Los Angeles County, California, and a copy of her death certificate is attached, marked EXHIBIT "B".

ARNE T. SWENSSON died August 1, 1998, in Los Angeles County, California, and a copy of his death certificate is attached, marked EXHIBIT "C".

SARI SWENSSON COOPER, born November 9, 1973, and DAVID SWENSSON, born April 12, 1979, are the only children of ARNE T. SWENSSON.

This Declaration is made to clear title to the real estate described on EXHIBIT "A".

I declare under penalty of perjury under the laws of the state of Washington that the foregoing is true and correct.

DATED: October 26, 1999.

JOHN W. HICKS, WSBA 6691

199911090075 Kathy Hill, Skagit County Auditor 11/9/1999 Page 3 of 7 3:54:45PM STATE OF WASHINGTON

ss.

COUNTY OF SKAGIT

On this day personally appeared before me JOHN W. HICKS, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 26th day of October, 1999.

Printed name: KAY L. NEGLEY

Notary Public in and for the state of Washington, residing at Mount Vernon.

My appointment expires:

141 13 141 15

199911090075

V Hill, Skagit County Audi

Kathy Hill, Skagit County Auditor 11/9/1999 Page 4 of 7 3:54:45PM The following described real property:

Lot B, Short Plat No. 57-75, approved January 15, 1976, recorded January 16, 1976 in Book 1 of Short Plats, page 87, under Auditor's File No. 828754 and being a portion of Government Lot 1, Section 26, Township 36 North, Range 2 East, W.M.,

EXCEPT that portion described as follows:

Beginning at a point of the most Westerly line of said Lot B, 155.5 feet South of the Northwest corner thereof;

thence North along said Westerly line 155.5 feet;

thence East along the North line of said Lot B a distance of 60.00 feet;

thence South 01°42'41" West a distance of 155.5 feet; thence Westerly to the point of beginning.

TOGETHER WITH that portion of the tidelands of the second class in front of, adjacent to, and abutting on the above described tract, lying Westerly of the Northerly extension of the West line of Lot "A" of said short plat above described, and lying Easterly of the West line of the East 150 feet of the West 817.67 feet of Government Lot 1 of Section 26, Township 36 North, Range 2 East, W.M.; EXCEPT any portion thereof lying within a tract conveyed October 15, 1901, by the State of Washington to Jno. Earls by Bush Act Oyster Lands deed recorded November 9, 1942, in Volume 187 of Deeds, page 427;

TOGETHER WITH that certain non-exclusive easement for ingress and egress over and across a 10 foot existing road, which road runs in a Westerly direction from the North line of the H.R. Roney Road No. 295 to the base of a hill;

thence in an Easterly direction to the East line of that certain tract conveyed to Terry Knutzen, etux, by deed recorded March 20, 1995 under Skagit County Auditor's File No. 9503200009, and as more fully set forth in that certain "Stipulation and Decree" entered April 14, 1965, in Skagit County Superior Court Cause No., 26747.

Situate in the County of Skagit, State of Washington

199911090075

Kathy Hill, Skagit County Auditor

11/9/1999 Page 5 of 7 3:54:45PM

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COUNTY OF LOS ANGELES

DEPARTMENT OF HEALTH SERVICES

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This is a true certified copy of the record filed in the County of Los Angeles Department of Health Services if it bears the Registrar's signature in purple ink.

Director of Health Services and Registrar

This copy not valid unless prepared on engraved border displaying seal and signature of Registrar.

COUNTY OF LOS ANGELES

DEPARTMENT OF HEALTH SERVICES

J. Garage	USE BLACK I	STATE OF CALIFORNI NK ONLY/NO ERASURES, WHITI VS-11 (REV. 7/97)	EOUTS OR ALTERATION	ONS LOCAL R	EGISTRATION NU	MBER					
STA*	TE FILE NUMBER 1. NAME OF DECEDENT—FIRST (GIVEN)	2. MIODLE		LAST (FAMILY)							
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8	4. DATE OF BIRTH MM/DD/CCYY S. AGE YRS	MONTHS DAYS HOURS	MINUTES M	08/01/199		2350					
DECEDENT PERSONAL DATA	09/25/1948 49	11, MILITARY SERVICE	! <u>1</u>	MARITAL STATUS	13. EDUCATION—	EARS COMPLETED					
	9. STATE OF BIRTH 10. SOCIAL SECURITY NO. 558-86-0920	YES X NO	Di	DIVORCED							
	16. USUAL EMPLOYER 14. RACE 15. HISPANIC—SPECIFY										
	CAUCASIAN		X No	SELF EMPLOYED		UPATION					
	17. OCCUPATION	18. KIND OF BUSINESS LAW			15						
	ATTORNEY 20. RESIDENCE—ISTREET AND NUMBER OF LOCATION										
USUAL RESIDENCE	913 LAKE ST. UPPER				NTY 25. STATE OR	FOREIGN COUNTRY					
	21. City	OUNTY	23. ZIP CODE 90291	50	CALIFORNIA						
	I VERTOR	OS ANGELES	G ADDRESS (STREET A	NO NUMBER OF RURAL RO	UTE NUMBER, CITY OR	TOWN, STATE, ZIP)					
INFORMANT	SARI THEODORA SWENSSON, DAU		s. WESTERN	AVE. #201,SA	N PEDRO, CA	90732					
	28. NAME OF SURVIVING SPOUSE—FIRST	29. MIDDLE	30, LAST	(MAIDEN NAME)							
	-	<u> </u>	33. LAST	_		34. BIRTH STATE					
SPOUSE AND	31, NAME OF FATHER FIRST	32, MIDDLE	1	ENSSON		SWED					
PARENT INFORMATION	ARNE 35. NAME OF MOTHER—FIRST	36. MIDDLE	37. LAST	(MAIDEN)		38. BIRTH STATE					
	ZENITH			FLYNN		UK					
	39. DATE M M / D D / C C Y Y 40. PLACE OF FINAL	WENSSON, 27980 S.	WESTERN AV	E. #201,SAN P	EDRO,CA 90	732					
DISPOSITION(S	08/12/1998 RES SARI S	42. SIGNATURE OF EME	BALMER		43. LICE!	ISE NO.					
FUNERAL DIRECTOR	CR/RES	NOT EMBA	ALMED	-4	47 0415	MM/DD/CCYY					
AND	AM NAME OF FUNERAL DIRECTOR	45. LICENSE NO. 46. SI	iona . /	REGISTRAR	408/	1 1 / 1998					
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-	SUNRISE CARE CENTER		DOA CONV.	RES. OTHER	LOS ANGE	LES					
PLACE OF	105, STREET ADDRESS-ISTREET AND NUMBER OR				106. CITY	NITCA					
DEATH	1220 17TH ST	.5		TIME INTERV	SANTA MO	N LUA					
	107. DEATH WAS CAUSED BY: (ENTER ONLY ONE	CAUSE PER LINE FOR A, B. C.	AND D)	BETWEEN ON AND DEATH	SET	X No					
	IMMEDIATE MORACHATIC LUNC	CANCER		18 мо	REFERR	AL NUMBER	:				
	CAUSE (A) METASTATIC LUNG	CANCER			109. BIOPSY F	ERFORMED					
	DUE TO (B)				YES	No.	, jo				
CAUSE			\$\L			X	S Suditor				
OF DEATH	DUE TO (C)		16.	Sample of State of St	111, USED IN D	ETERMINING CAUSE	 • ₹~				
BEATH					YES_	<u>No</u>					
	DUE TO (D) 112. OTHER SIGNIFICANT CONDITIONS CONTRIBUT	ING TO DEATH BUT NOT RELA	TED TO CAUSE GIVE	N IN 107			S				
	NONE			A A	Market State of the State of th		<u> </u>				
	113. WAS OPERATION PERFORMED FOR ANY CONT	OTTION IN ITEM 107 OR 1127 IF	F YES, LIST TYPE OF	OPERATION AND DATE.	and the second s						
	06/16/1998 T	HORACUTUMI	DF CERTIFIER	116. LICENSE	NO. 117, DA	ТЕ М М / В В / С С Ү Ү	E , g '				
PHYSI- CIAN'S CERTIFICA TION	EDGE DEATH OCCURRED AT THE MOUR, DATE,	1 1/1/10	wohn	G20643	-08,	/10/1998	S o o o				
	M M / D D / C C Y Y DECEDENT LAST SEEN ALIVE	PETER BOASBERG,	SICIAN'S NAME, MAIL	ATTA MONTON TO	SANTA MO	90404 NICA,CA	! === 5				
	06/11/1997 07/31/1998	PETER BOASBERG,	MI.D., ZUUI SE	MILE MONTON DE	123, PLACE OF INJ	URY					
	I CERTIFY THAT IN MY OPINION DEATH OCCURRED AT THE HOUR, DATE AND PLACE STATED FROM THE CAUSES STATED.			1 1	and the second	y Samuel Samuel	🗯 ≥ 8				
3	STATED FROM THE CAUSES STATED.	124, DESCRIBE HOW INJUR	Y OCCURRED (EVENT	S WHICH RESULTED IN	INJURY)		Kathy				
-	NATURAL SUICIDE HOMICIDE				The second second		Kathy 1/9/1999				
CORONER USE		E			<u> </u>		7				
ONLY	125, LOCATION (STREET AND NUMBER OR LOCATION AND CITY, ZIP)										
	126. SIGNATURE OF CORONER OR DEPUTY CORO	NER 127. DATE MM	//DD/CCYY 128.	TYPED NAME, TITLE OF	CORONER OR DEP	UTY CORONER					
	 					CENSUS TRACT					
STATE	A B C D	E F	в н	FAX AUTH. #		CENSUS TRACE	06001548				
REGISTRA	AR				EXHIBI'	т "С"	- 00001370				
							- A* L 32				

This is a true certified copy of the record filed in the County of Los Angeles Department of Health Services if it bears the Registrar's signature in purple ink.

Director of Health Service and Registrar

This copy not valid unless prepared on engraved border displaying seal and signature of Registrar.

