



200006080049
Kathy Hill, Skagit County Auditor
6/8/2000 Page 1 of 6 9:32:35AM



200002090001
Kathy Hill, Skagit County Auditor
2/9/2000 Page 1 of 3 8:53:01AM

When Recorded Return to:

Campbell & Riggs
1980 Post Oak Boulevard
Suite 2300
Houston, Texas 77056-3810

Attention: Michael R. Winkler

Corrected and Restated

STATUTORY WARRANTY DEED

Grantor (Seller):	The Coram Revocable Living Trust, Frank J. Coram, Trustee Frank J. Coram, a single man
Grantees (Buyer):	Walter T. Coram, and wife, Joan Erickson Coram
Legal Description (Abbreviated):	Parcel A: Lts. 8-10, Block 801, NPA Additional legal on page 3 of document
Assessor's Tax Parcel ID Nos:	Parcel A - Acct. No. 3809-801-010-0006; Property ID No. P585509 Parcel B - Acct. No. 350123-0-002-0009; Property ID No. P31686

THE GRANTOR, Frank J. Coram, for and in consideration of Ten Dollars (\$10.00) in hand paid, and other good and valuable consideration, conveys and warrants to the Grantees, Walter T. Coram, and wife, Joan Erickson Coram, the following described real estate, situated in the County of Skagit, State of Washington:

as in legal description on Exhibit "A" of this document.

Dated: Jan 21, 2000

The Coram Revocable Living Trust

Frank J. Coram
FRANK J. CORAM, Trustee

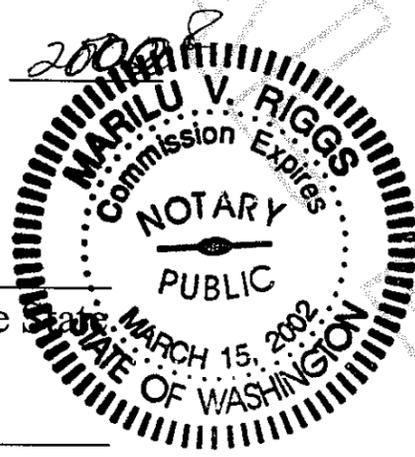
STATE OF WASHINGTON

COUNTY OF SKAGIT

I certify that I know or have satisfactory evidence that Frank J. Coram signed this instrument, on oath stated that he authorized to execute the instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: January 21, 2000

Marilyn V. Riggs
Notary Public in and for the State of Washington, residing at
Oak Harbor



33757
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID

FEB 8 2000

Amount Paid \$ 4,657.57
By: *[Signature]* Skagit County Treasurer
Deputy

My appointment expires:

3-15-2002

35673
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax

JUN 08 2000

Amount Paid \$ 0
By: *[Signature]* Skagit Co. Treasurer
Deputy



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Kathy Hill, Skagit County Auditor



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EXHIBIT "A"

LEGAL DESCRIPTION

Parcel A:

Lots 8, 9 and 10, Block 801, NORTHERN PACIFIC ADDITION TO ANACORTES, according to the plat thereof recorded in Volume 2 of Plats, page 9, records of Skagit County, Washington;

Parcel B:

All that portion of the former railway right of way of the Great Northern Railway Company in Section 23, Township 35 North, Range 1 East of the Willamette Meridian, lying Northerly of the Northerly line of Block 801, Northern Pacific Addition to Anacortes, according to the plat thereof recorded in Volume 2 of Plats, page 9, records of Skagit County, Washington; Easterly of the Westerly line of said Block 801 extended Northerly; Westerly of the Easterly line of Lot 8 in Block 801 extended Northerly; and Southerly of a line parallel with and 15 feet Southerly of the centerline of said railway as located and constructed on March 6, 1940;

Situated in Skagit County, Washington.

Please return recorded original to:

**Walter T. Coram and Joan Erickson Coram
13604 Almeda School Road
Houston, Texas 77047**



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**Kathy Hill, Skagit County Auditor
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State of Washington
Department of Revenue
Miscellaneous Tax Section
PO Box 47477
Olympia, WA 98504-7477

**REAL ESTATE EXCISE TAX
SUPPLEMENTAL STATEMENT**
(WAC 458-61-150)

This form must be submitted with the Real Estate Excise Tax Affidavit (FORM REV 84 0001A) for claims of tax exemption as provided below. Completion of this form is required for the types of real property transfers listed in numbers 1-5 below. Only the first white page of this form needs original signatures. A notary's signature is only required for items 3 and 5.

AUDIT: The transfer referred to on this document is subject to audit by the Department of Revenue under RCW 82.45.150.

PERJURY: Perjury is a class C felony which is punishable by imprisonment in a state correctional institution for a maximum term of not more than five years, or by a fine in an amount fixed by the court of not more than five thousand dollars (\$5,000.00), or by both imprisonment and fine (RCW 9A.20.020 (1C)).

The persons signing below do hereby swear under penalty of perjury that the following is true (check appropriate statement):

1. **DATE OF SALE:** (WAC 458-61-090)

I, (print name) _____, certify that the _____
(type of instrument), dated _____, was delivered to me in escrow by _____
(seller's name). NOTE: Attorney, escrow agent, title company agent, or title insurance company agent named here must sign below and indicate name of firm. No notary is required. The payment of the tax is considered current if it is not more than 90 days beyond the date shown on the instrument. If it is past 90 days, interest and penalties apply to the date of the instrument.

2. **GIFTS:** (WAC 458-61-410) One of the following must be checked. (NOTE: For gifts, both Grantor and Grantee must sign below. No notary is required.)

- A. **NO DEBT.** Grantor gifts property which has no underlying debt. The transfer is without consideration and/or love and affection is the only consideration. See Example 1 on reverse.
- B. **THERE IS DEBT, BUT GRANTOR CONTINUES TO MAKE PAYMENTS.** Grantor gifts property to Grantee and will continue to make all payments on debt of \$ _____ (please state total debt). Grantee will not be making any payments on the debt for which the Grantor is liable. The transfer is without consideration and/or love and affection is the only consideration. See Example 3 on reverse.
- C. **OTHER GIFT TRANSFERS.** Grantor gifts the equity portion of the value of the property to the Grantee. Grantee will make payments toward the debt of \$ 261,661.05 (please state total debt) for which the Grantor is liable. In addition, Grantee will pay the Grantor \$ 0.00. The transaction is taxable to the total of any consideration, including debt. Love and affection is not taxable. See Examples 2, 4, and 5 on reverse.

3. **INCORPORATOR:** (WAC 458-61-375 (2G)).

I, (print name) _____, am acquiring the subject property on behalf of (print corporation name) _____. Such corporation is currently being formed. NOTE: Grantee must sign below. Signature must be notarized.

4. **IRS "TAX DEFERRED" EXCHANGE:** (WAC 458-61-480)

I, (print name) _____, certify that I am acting as an Exchange Facilitator in transferring real property to _____ pursuant to IRC Section 1031, and in accordance with WAC 458-61-480. NOTE: Exchange Facilitator must sign below. No notary is required.

5. **NOMINEE:** (WAC 458-61-550)

I, (print name) _____, am acquiring the subject real property as nominee on behalf of (print name of third party principal) _____.

NOTE: Grantee and principal must sign below. Both signatures must be notarized. This statement must be attached to the Real Estate Tax Affidavit for transfer from nominee to principal.

Escrow Agent/Attorney/Title Company Agent/Title Insurance Company Agent (Indicate name of firm):

Grantor/Nominee/Exchange Facilitator Signatures:

[Handwritten signature]

Grantee/Principal/Incorporator Signatures:

[Handwritten signature] for old
[Handwritten signature]

Distribution: Separate the copies of this form and attach to the Real Estate Excise Tax Affidavit as follows:
1) WHITE - Attach to County Treasurer's Original
2) CANARY - Attach to Dept. of Revenue's Copy
3) PINK - Attach to County Assessor's Copy
4) GOLD - Attach to Taxpayer's Copy

REV 84 0002-1 (6-03-98) (PD 4-24-98)

NOTARY: Required only for Incorporator (Item 3) or Nominee (Item 5).

Subscribed and sworn to me this 05

day of January, 2000

[Handwritten signature], Notary Public

Otilia R. Gonzales
(Print Name)

in and for the state of Washington

residing at Oak Harbor



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