

Return To: Warren M. Gilbert
314 Pine St., Matheson Bldg.
Mount Vernon, WA 98273


200202060093
Skagit County Auditor
2/6/2002 Page 1 of 2 2:43PM

SPECIAL WARRANTY DEED

THE GRANTOR, **PALMA LEESER**, conveys and confirms to **THE ESTATE OF MARY ANN FOTLAND**, all present and after acquired interest in and to the following described real property, situated in the County of Skagit, State of Washington, to-wit:

Tax Parcel Number: P117134

Portion the North 1/2 of the Northwest 1/4 of Section 21, Township 33 North, Range 4 East, W.M., described as follows:

That portion of Tract "B", Revised Short Plat No. 55-75, approved July 30, 1979, recorded July 31, 1979 in Volume 3 of Short Plats, page 153, under Auditor's File No. 7907310042, and being a portion of the North 1/2 of the Northwest 1/4 of Section 21, Township 33 North, Range 4 East, W.M., described as follows:

Beginning at the Northeast corner of Tract "A" of said Revised Short plat No. 55-75; thence North 88°20'02" East along the Easterly extension of the North line of said Tract "A", a distance of 200.00 feet; thence South, parallel to the East line of said Tract "A", a distance of 275.00 feet to a point that is South 88°20'02" West, a distance of 200.00 feet from the Southeast corner of said Tract "A"; thence South 88°20'02" West, along the South line of said Tract "B", a distance of 200.00 feet to the Southeast corner of said Tract "A"; thence North 1°36'00" West, along the East line of said Tract "A", a distance of 275.00 feet to the point of beginning.

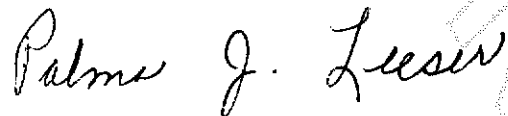
TOGETHER WITH a non-exclusive easement for ingress, egress and utilities over, under and across that portion of said Tract "B", described as follows:

A strip of land 30 feet in width, lying between the Southerly line of Tract "C" of said Revised Short Plat No. 55-75 and the Northerly line of Tract "A" of said Revised Short Plat No. 55-75, and over under and across a strip of land 30 feet in width lying adjacent to and abutting upon the Northerly line of the main tract herein above conveyed.

Situate in the County of Skagit, State of Washington.

This conveyance is made pursuant to a plan of distribution of assets of the Estate of **MARY ANN FOTLAND**, deceased, Skagit County Probate Cause No. 00-4-00172-0.

DATED this 5th day of February, 2002.



PALMA LEESER

STATE OF WASHINGTON)
COUNTY OF SKAGIT)

On this day personally appeared before me **PALMA LEESER**, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 5th day of February, 2002.



Sarah Helene Hoboy
Notary Public in and for the State of Washington,
residing at Sedro-Woolley
My Commission Expires: 04-19-04

494

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

FEB 06 2002

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



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Skagit County Auditor