



200206130032

Skagit County Auditor

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After recording return document to:

YOUNGQUIST & BETZ  
904 South Third  
Mount Vernon, WA 98273

**DOCUMENT TITLE:** Special Warranty Deed

**REFERENCE NUMBER OF RELATED DOCUMENT:**

**GRANTOR(S):** Jaydee Cole, Personal Representative of the  
Estate of Christina L. Cole, aka Tina Lynn Cole

**ADDITIONAL GRANTORS ON PAGE      OF DOCUMENT.**

**GRANTEE(S):** Jaydee Cole, a single man

**ADDITIONAL GRANTEES ON PAGE      OF DOCUMENT.**

**ABBREVIATED LEGAL DESCRIPTION:** Lot 13, PATCHENS FIRST ADDITION

**ADDITIONAL LEGAL DESCRIPTION ON PAGE(S) 2      OF DOCUMENT.**

**ASSESSOR'S TAX/PARCEL NUMBER(S):** 3751-000-013-0000/P54082

**SPECIAL WARRANTY DEED**

THE GRANTOR, JAYDEE COLE, as Personal Representative of the Estate of CHRISTINA L. COLE, aka TINA LYNN COLE, Deceased, for and in consideration of fulfillment of the laws of intestate succession in the State of Washington relative to the ESTATE of CHRISTINA L. COLE, aka TINA LYNN COLE, grants, bargains, sells, conveys and confirms to JAYDEE COLE, a single man, decedent's community one-half (1/2) interest in the following-described real estate situate in the County of Skagit, State of Washington:

Lot 13, PATCHENS FIRST ADDITION TO MOUNT VERNON, according to the Plat thereof recorded in Volume 6 of Plats, Page 1, records of Skagit County, Washington.

SUBJECT TO easements, restrictions, reservations, covenants and conditions of record as shown on attached Exhibit "A" and by this reference made a part hereof.

The Grantor for said estate does by these presents expressly limit the covenants of this deed to those herein expressed, and excludes all covenants arising or to arise by statutory or other implication, and does hereby covenant that against all persons whomsoever lawfully claiming or to claim by, through or under said Grantor and not otherwise, he will forever warrant and defend the said-described real estate.

IN WITNESS WHEREOF, said Personal Representative has caused this instrument to be executed this 12<sup>th</sup> day of June, 2002.

# 0619  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

JUN 13 2002

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

[Signature]  
JAYDEE COLE  
Personal Representative

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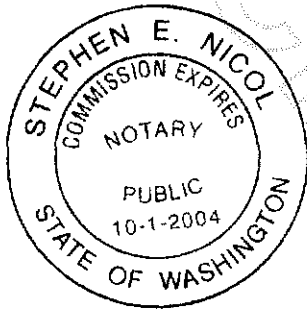


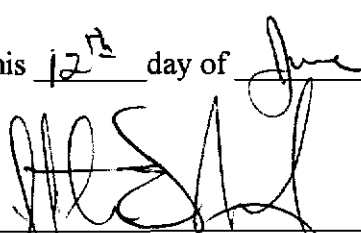
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STATE OF WASHINGTON )  
: SS  
COUNTY OF SKAGIT )

On this day personally appeared before me, JAYDEE COLE, 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 12<sup>th</sup> day of June, 2002.



  
Notary Public in and for the State of Washington,  
residing at Burlington  
My commission expires: 10-1-04



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**EXHIBIT "A"**

1. Easement, including the terms and conditions thereof, agreed upon in instrument  
Recorded: May 13, 1957  
Auditor's No.: 551208, records of Skagit County, WA  
In favor of: Harold A. Engen and Bertha C. Engen, husband and wife;  
and Edward M. Manley and Leona Marie Manley, husband and wife  
For: Sewer line  
Affects: A portion of said premises and other property
2. Agreement, including the terms and conditions thereof, entered into  
By: Harold A. Engen and Bertha C. Engen, husband and wife  
And between: Edward M. Manley and Leona Marie Manley, husband and wife  
Recorded: May 13, 1957  
Auditor's No.: 551208, Records of Skagit County, WA  
providing: Maintenance of sewer line



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