

COVER SHEET



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RETURN TO:

McGOFFIN, INC., P.S.

103 NORTH TOWNSHIP

SEEDO-WOOLLEY, WA 98284

DOCUMENT TITLE(S) (or transactions contained herein):

Personal Representative's Deed

REFERENCE NUMBER(S) OF DOCUMENTS ASSIGNED OR RELEASED:

N/A

[ ] ADDITIONAL REFERENCE NUMBERS ON PAGE \_\_\_\_  
OF DOCUMENT.

GRANTOR(S) (Last name, first name and initials):

1. David Von Allmen, as Personal Representative of the Estate of Minda Von Allmen
- 2.
- 3.
- 4.

[ ] ADDITIONAL NAMES ON PAGE \_\_\_\_ OF DOCUMENT.

GRANTEE(S) (Last name, first name and initials):

1. David Von Allmen, a widower as his separate property
- 2.
- 3.
- 4.

[ ] ADDITIONAL NAMES ON PAGE \_\_\_\_ OF DOCUMENT.

LEGAL DESCRIPTION (Abbreviated: i.e., lot, block, plat or quarter, quarter, section, township and range):

Lot 4 S/P #93-32 AF#9311290160 Being PTN NE1/4 NE 1/4 SEC 35

[ ] ADDITIONAL LEGAL(S) ON PAGE \_\_\_\_ OF DOCUMENT.

ASSESSOR'S PARCEL/TAX I.D. NUMBER:

360235-0-031-0100, P104876

[ ] TAX PARCEL NUMBER(S) FOR ADDITIONAL LEGAL(S) ON PAGE \_\_\_\_ OF DOCUMENT.

AFTER RECORDING RETURN TO:

KEVIN B. McGOFFIN  
103 North Township  
Sedro-Woolley, WA 98284

**PERSONAL REPRESENTATIVE'S DEED**

1. GRANTOR; NONINTERVENTION POWERS. The undersigned Grantor, **David Von Allmen**, is the duly appointed, qualified and acting Personal Representative of the Estate of Minda Von Allmen, (the "Estate"), who died on December 13, 2001. Grantor was appointed Personal Representative of the Estate on January 16, 2002, in the Superior Court of the State of Washington for Skagit County Cause No. 02-4-00015-1 (the "Probate Proceedings"). By Order of Solvency entered on January 16, 2002 in the Probate Proceedings, Grantor was authorized to settle the Estate without further court intervention or supervision.

2. DESCRIBED COMMUNITY PROPERTY. Included among the property of the Estate of Minda Von Allmen, was Minda Von Allmen's community one-half interest in the real property described as follows (the "Described Community Property"), which was community property of David Von Allmen and Minda Von Allmen at the time of the death of Minda Von Allmen:

**SEE ATTACHED EXHIBIT 1**

3. CONFIRMATION OF SURVIVING SPOUSE'S COMMUNITY ONE-HALF INTEREST IN DESCRIBED COMMUNITY PROPERTY. Grantor hereby confirms and quit claims to **David Von Allmen**, surviving spouse of Minda Von Allmen, an undivided one-half interest in the Described Community Property, which interest represents the surviving spouse's community one-half interest in the Described Community Property.

4. CONVEYANCE OF DECEDENT'S COMMUNITY ONE-HALF INTEREST IN DESCRIBED COMMUNITY PROPERTY. Grantor hereby bargains, sells and conveys to **David Von Allmen**, a widower as his



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separate property, an undivided one-half interest in the Described Community Property, which interest represents the Decedent's one-half interest in the Described Community Property at the time of the Decedent's death.

5. LIMITATION OF COVENANTS. Grantor expressly limits the covenants of this deed to those expressed herein and excludes all covenants arising or to arise by statutory or other implication.

DATED this 31st day of January, 2003.

*David Von Allmen*

David Von Allmen, as Personal Representative  
of the Estate of Minda Von Allmen,  
Deceased.

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

#502

FEB 03 2003

STATE OF WASHINGTON )

SS.

County of Skagit )

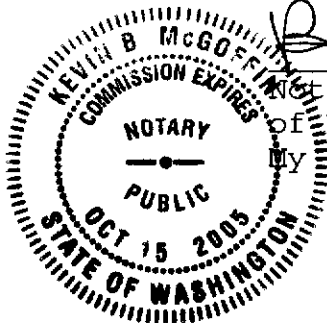
Amount Paid to  
Skagit Co. Treasurer:

By

Deputy

On this day personally appeared before me David Von Allmen, to me known to be the individual described in and who executed the within and foregoing instrument as Personal Representative of the Estate of Minda Von Allmen, deceased, and acknowledged that he signed the same as his free and voluntary act and deed for the uses and purposes therein mentioned.

SUBSCRIBED AND SWORN to before me this 31 day of January, 2003.



*Kevin B. McGoffin*  
Notary Public in and for the State  
of Washington, residing at Sedco-Walley  
My commission expires: 10-15-05



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**EXHIBIT 1**  
**Personal Representative's Deed - Legal Description**  
**Estate of Minda Von Allmen**

LOT 4, SHORT PLAT NO.93-032, APPROVED NOVEMBER 12, 1993, RECORDED NOVEMBER 29, 1993 IN BOOK 11 OF SHORT PLATS, PAGES 25 AND 26, UNDER AUDITOR'S FILE NO. 9311290160 AND BEING A PORTION OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 36 NORTH, RANGE 2 EAST, W.M.;

TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS AND UTILITIES OVER THAT PORTION OF LOTS 1 AND 2 OF SAID SHORT PLAT NO. 93-032 AS SHOWN ON THE FACE OF THE SHORT PLAT AS "KARRY LANE."

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.



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