

AFTER RECORDING MAIL TO:
Mr. Allan R. McKinnon and Ms. Cynthia Neville
P.O. Box 1657
Anacortes, WA 98221



200307100005
Skagit County Auditor

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Filed for Record at Request of
Land Title Company Of Skagit County
Escrow Number: 105223-PAE

LAND TITLE COMPANY OF SKAGIT COUNTY

Bargain and Sale Deed

Grantor(s): The Estate of Grace E.E. McKinnon
Grantee(s): Allan R. McKinnon and Cynthia Neville
Abbreviated Legal: A ptn of Gov. Lot 2, 5-34-3 E W.M.
Tax Parcel Nos.: P19941/340205-4-011-0000; P19938/340205-0-008-0005; P106830/340205-0-008-0100

THE GRANTOR(S) BARBARA B. WELLS, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF GRACE E. E. McKINNON, DECEASED for and in consideration of **ONE HUNDRED FORTY TWO THOUSAND AND NO/100 Dollars \$ 142,000.00**, in hand paid, bargains, sells, and conveys to **ALLAN R. McKINNON, AN UNMARRIED MAN AND CYNTHIA NEVILLE, AN UNMARRIED WOMAN, AS TENANTS IN COMMON** the following described estate, situated in the County of Skagit, state of Washington:

PARCEL "A":

That portion of Government Lot 2 of Section 5, Township 34 North, Range 2 East, W.M., described as follows:

Beginning at a point on the East line of the as built and existing State Highway running along the West line of said Government Lot 2 at a point that is 946 feet South of the East and West centerline of said Section 5, said point being on the South line of that certain tract of land conveyed to Lloyd McKinnon, et ux, by deed recorded under Auditor's File No. 566059, records of Skagit County, Washington;

thence East along the South line of said McKinnon tract, a distance of 329 feet, more or less, to a point that is 359 feet East of the North and South centerline of said Section 5;

thence South parallel with the North and South centerline of said Section 5, a distance of 139 feet, more or less, to the North line of the South 15 rods (247.5 feet) of said Government Lot 2;

thence West along the North line of said South 15 rods, a distance of 329 feet, more or less, to the East line of the State Highway;

thence North along said East line of the Highway, a distance of 139 feet, more or less, to the point of beginning.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

That portion of Government Lot 2, Section 5, Township 34 North, Range 2 East, W.M., described as follows:

Beginning at a point on the North and South centerline of said Section 5, 583 feet South of the center of said Section;

thence East 359 feet;

thence South 363 feet;

thence West 359 feet to the said North and South centerline;

thence North 363 feet to the point of beginning;

EXCEPT State Highway along the West line thereof.

Situate in the County of Skagit, State of Washington.

#3371
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUL 10 2003

Amount Paid: 2172.00
By Skagit Co. Treasurer Deputy

The Grantor(s) for himself/herself/themselves and for his/her/their successors in interest do(es) by these presents expressly limit the covenants of the deed to those herein expressed, and exclude all covenants arising or to arise by statutory or other implication, and do(es) hereby covenant that against all persons whomsoever lawfully claiming or to claim by, through, or under said Grantor(s) and not otherwise, he/she/they will forever warrant and defend the said described real estate.

Dated: June 20, 2003

The Estate of Grace E.E. McKinnon

Barbara B. Wells, by Aaron M. Rasmussen
her atty in fact

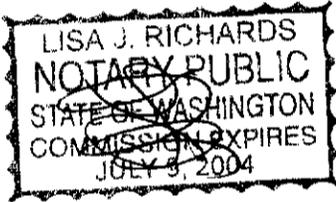
Barbara B. Wells, Personal Representative

STATE OF Washington }
County of Skagit , SS:

I certify that I know or have satisfactory evidence that Aaron M. Rasmussen signed this instrument, on oath stated that he is authorized to execute the instrument and acknowledged it as the Attorney in fact for Barbara B. Wells, personal representative of the Estate of Grace E. E. McKinnon to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: July 1, 2003

[Signature]
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: July 9, 2004



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