



200409130159

Skagit County Auditor

9/13/2004 Page 1 of 2 3:53PM

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): Ruth L. Gross, Personal Representative of the
Estate of Richard D. Gross
ADDITIONAL GRANTORS ON PAGE OF DOCUMENT.
GRANTEE(S): Ruth L. Gross, a single woman
ADDITIONAL GRANTEES ON PAGE OF DOCUMENT.
ABBREVIATED LEGAL DESCRIPTION: Lot 1, First Addition to Sedro
ADDITIONAL LEGAL DESCRIPTION ON PAGE(S) 1 OF DOCUMENT.
ASSESSOR'S TAX/PARCEL NUMBER(S): P75906

SPECIAL WARRANTY DEED

THE GRANTOR, RUTH L. GROSS, as Personal Representative of the Estate of RICHARD D. GROSS, Deceased, for and in fulfillment of the conditions set forth in the Last Will and Testament of RICHARD D. GROSS, grants, bargains, sells, conveys and confirms to RUTH L. GROSS, a single woman, decedent's community one-half (1/2) interest the following-described real estate situate in the County of Skagit, State of Washington:

Lot 1, EXCEPT the East 10 feet thereof, in Block 50, of "First Addition to the Town of Sedro in Skagit County, Washington", as per plat recorded in Volume 3 of Plats, Page 29, records of Skagit County, TOGETHER WITH the East 56 feet of that portion of vacated Second Street adjacent to and abutting upon said lot.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
#4940
SEP 13 2004

Amount Paid \$
By Skagit Co. Treasurer Deputy

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

