



200412170146

Skagit County Auditor

12/17/2004 Page 1 of 3 3:32PM

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):** Tamara J. Conrad, Personal Representative of the  
Estate of John Koetje

**ADDITIONAL GRANTORS ON PAGE** 1 **OF DOCUMENT.**

**GRANTEE(S):** Tamara J. Conrad, Personal Representative of the  
Estate of Mina Koetje

**ADDITIONAL GRANTEES ON PAGE** 2 **OF DOCUMENT.**

**ABBREVIATED LEGAL DESCRIPTION:** Similk Beach Lot 7 Blk 2

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

**ASSESSOR'S TAX/PARCEL NUMBER(S):** P69223

**SPECIAL WARRANTY DEED**

THE GRANTOR, TAMARA J. CONRAD, Personal Representative of the ESTATE OF JOHN KOETJE, Deceased, for and in fulfillment of the conditions set forth in the Last Will and Testament of JOHN KOETJE, grants, bargains, sells, conveys and confirms to TAMARA J. CONRAD, Personal Representative of the ESTATE OF MINA KOETJE, the following-described real estate situate in the County of Skagit, State of Washington:

Lot 7, Block 2, "SIMILK BEACH, SKAGIT CO., WASH.", as per Plat recorded in Volume 4 of Plats, page 51, records of Skagit County, Washington.

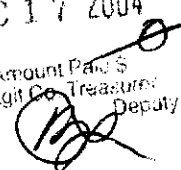
The Grantor for said estate does by these presents expressly limit the covenants of this deed to those herein expressed, and excludes all covenants arising or to arise by statutory or other implication, and does hereby covenant that against all persons whomsoever lawfully claiming or to claim by, through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

IN WITNESS WHEREOF, said Personal Representative has caused this instrument to be executed this 14<sup>th</sup> day of December, 2004.

#6797  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

  
TAMARA J. CONRAD  
Personal Representative

DEC 17 2004

Amount Paid \$  
By  Skagit Co. Treasurer/Deputy



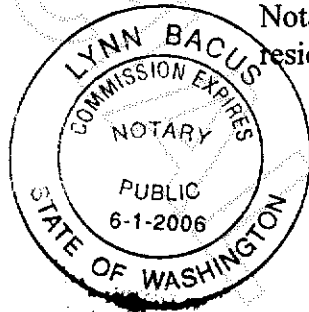
200412170146

Skagit County Auditor

STATE OF WASHINGTON )  
: SS  
COUNTY OF SKAGIT )

On this day personally appeared before me, TAMARA J. CONRAD, 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 14<sup>th</sup> day of December, 2004.



Lynn Bacus  
Notary Public in and for the State of Washington,  
residing at Mount Vernon.



200412170146  
Skagit County Auditor