

This document prepared by (and after recording )  
return to: )

Name: Martha Richardson )

Firm/Company: )

Address: 23716 Strathern St )

Address 2: )

City, State, Zip: West Hills, CA 91304 )

Phone: 818-883-0330 )

114261-PA )

LAND TITLE OF SKAGIT COUNTY )



200412220011

Skagit County Auditor

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### WARRANTY DEED

(Individual to a Trust)

#### KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Martha Beneva Richardson**, an individual, ☐ married ☒ unmarried, hereinafter referred to as "Grantor", does hereby grant, convey and warrant unto Martha Beneva Richardson, as Trustee of Martha Beneva Richardson trust, dated November 24, 2004, hereinafter "Grantee", the following lands and property, together with all improvements located thereon, lying in the County of Skagit, State of Washington, to-wit:

Lots 6-10, Blk 1202, N.P. Add. To Anac.

Assessor's Property Tax Parcel/Account Number: 3809-202-010-0106 P58270

Prior instrument reference: Volume 2 of Plats, Page 9, Document No. \_\_\_\_\_, of the Recorder of Skagit County, Washington.

LESS AND EXCEPT all oil, gas and minerals, on and under the above described property owned by Grantor, if any, which are reserved by Grantor.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging.

GRANTOR does for Grantor and Grantor's heirs, personal representatives, executors and assigns forever hereby covenant with GRANTEE that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

Taxes for tax year 2004 shall be ☐ prorated between Grantor and Grantee as of the date selected by Grantor and Grantee, or ☐ paid by Grantee, or ☒ paid by Grantor.

The property herein conveyed ☒ is not a part of the homestead of Grantor, or ☐ is part of the homestead of Grantor and if Grantor is married, the conveyance is joined by both Husband and Wife.

WITNESS Grantor(s) hand(s) this the 16 day of DECEMBER, 2004.

Martha Beneva Richardson  
Grantor  
Martha Beneva Richardson

STATE OF CALIFORNIA

COUNTY OF LOS ANGELES

On this day personally appeared before me Martha Beneva Richardson Diane Lohof, to me known to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that he/she/they signed the same as his/her/their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and seal of office this 16 day of December 2004.

Diane Lohof  
Notary Public residing at Los Angeles  
Printed Name: Diane Lohof

My Commission Expires:

October 11, 2008



Grantor(s) Name, Address, phone:  
Martha Beneva Richardson  
23716 Strathern St  
West Hills, CA 91304

Grantee(s) Name, Address, phone:  
Martha Beneva Richardson  
23716 Strathern St  
West Hills, CA 91304

# 6868  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

DEC 22 2004

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

SEND TAX STATEMENTS TO GRANTEE



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Exhibit A

Lots 6 to 10, inclusive, Block 1202, "NORTHERN PACIFIC ADDITION TO ANACORTES," as per plat recorded in Volume 2 of Plats, page 9, records of Skagit County, Washington.

Situate in the City of Anacortes, County of Skagit, State of Washington.



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