



200505190050

Skagit County Auditor

5/19/2005 Page 1 of 2 9:52AM

WHEN RECORDED RETURN TO:

JAMES E. ANDERSON P.S.
P.O. BOX 727
ANACORTES, WA 98221

SPECIAL WARRANTY DEED

GRANTOR: ESTATE OF JAMES R. WOHLANDER

GRANTEES: LUANN WOHLANDER, a single woman and STEVEN
FREDERICK WOHLANDER, a single man

LEGAL DESCRIPTION: The West 10 feet of Lot 3, all of Lots 4 and 5, Block 914, "NORTHERN PACIFIC ADDITION TO ANACORTES", according to the plat thereof recorded in Volume 2 of Plats, Pages 9 through 11, records of Skagit County, Washington; TOGETHER WITH the South 13 feet of vacated West 7th Street, as would attach by operation of law.

TAX PARCEL NO.: 3809-914-005-0000, P58629

THE GRANTOR, the Estate of James R. Wohlander, Skagit County Probate No. 05 4 00137 2 by LuAnn Wohlander and Steven Frederick Wohlander as Co-Personal Representatives, conveys and warrants onto LuAnn Wohlander, a single woman and Steven Frederick Wohlander, a single man, the GRANTEES, each as to an undivided one-half (1/2) interest, to hold as joint tenants with right of survivorship and as not as tenants in common. The warranties contained herein bind only the estate and not the Co-Personal Representatives individually.

DATED this 18th day of May, 2005.SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX# 2473
MAY 19 2005Amount Paid \$
By [Signature] Skagit Co. Treasurer
Deputy[Signature]
LUANN WOHLANDER
Co-Personal Representative[Signature]
STEVEN FREDERICK WOHLANDER
Co-Personal Representative

SPECIAL WARRANTY DEED - 1

By their signatures below, the undersigned acknowledge that they are taking title as joint tenants with right of survivorship and not as tenants in common.

DATE: 5-18-05

Luann Wohlander
LUANN WOHLANDER - Individually

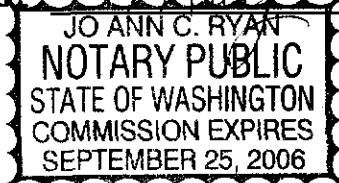
DATE: 5-10-2005

Steven Frederick Wohlander
STEVEN FREDERICK WOHLANDER
Individually

STATE OF WASHINGTON)
COUNTY OF SKAGIT) ss

On this day personally appeared before me LUANN WOHLANDER, to me 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 18th day of May, 2005.

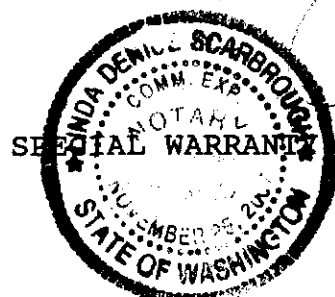


Jo Ann C. Ryan
Notary Public in and for the State of Washington, residing at Anacortes

STATE OF WASHINGTON)
COUNTY OF Klickitat) ss

On this day personally appeared before me STEVEN FREDERICK WOHLANDER, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 10 day of May, 2005.



Linda Denise Scarbrough
Notary Public in and for the State of Washington, residing at Klickitat

SPECIAL WARRANTY DEED - 2



200505190050
Skagit County Auditor