

1.  
AFTER RECORDING MAIL TO:  
Mr. and Mrs. Raymond E. Souther  
503 Birch Lane  
LaConner, WA 98257



200507010110  
Skagit County Auditor  
7/1/2005 Page 1 of 2 11:40AM

Filed for Record at Request of  
Land Title Company of Skagit  
Escrow Number: 116690-PE

LAND TITLE OF SKAGIT COUNTY

## Bargain and Sale Deed

Grantor(s): FRANKLIN ROBERT SMITH, Personal Representative of the Estate of Lenore Margaret Smith, deceased

Grantee(s): Raymond E. Souther and Lila L. Souther

Abbreviated Legal: Ptn Lot 3, Blk B, Calhoun Add. To Town of LaConner

THE GRANTOR(S) FRANKLIN ROBERT SMITH, Personal Representative of the Estate of Lenore Margaret Smith, deceased, Skagit County Cause No. 05-4-00146-1

for and in consideration of **TWO HUNDRED THREE THOUSAND AND NO/100 Dollars \$ 203,000.00**, in hand paid, bargains, sells, and conveys to **Raymond E. Souther and Lila L. Souther, husband and wife** the following described estate, situated in the County of Skagit, state of Washington:

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION


Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record, if any.

Assessor's Property Tax Parcel/Account Number : 4124-018-003-0101, P74199

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 18, 2005

ESTATE OF LENORE MARGARET SMITH,  
deceased

  
By: Franklin Robert Smith, Personal Representative

3482  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

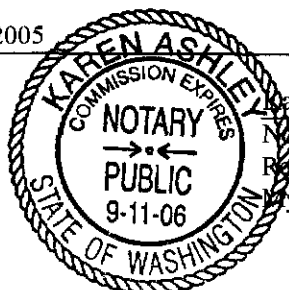
JUL 01 2005


Amount Paid \$ 3618.40  
Skagit Co. Treasurer  
By  Deputy

STATE OF Washington }  
County of Skagit , SS:

I certify that I know or have satisfactory evidence that Franklin Robert Smith  
signed this instrument, on oath stated that He is  
authorized to execute the instrument and acknowledged it as the Personal Representative  
of Estate of Lenore Margaret Smith, deceased to be the free and voluntary act of such  
party for the uses and purposes mentioned in this instrument.

Dated: June 28 2005



  
Karen Ashley  
Notary Public in and for the State of Washington  
Residing at Sedro-Woolley  
My appointment expires: September 11, 2006

**EXHIBIT "A"**

**LEGAL DESCRIPTION**

That portion of Lot 3, Block "B", "CALHOUN ADDITION TO THE TOWN OF LA CONNER", as per plat recorded in Volume 1 of Plats, page 14, records of Skagit County, Washington, described as follows:

Beginning at the Northwest corner of said Lot 3;  
thence South along the West line of said Lot, 150 feet;  
thence East 10 feet;  
thence North 50 feet;  
thence East 140 feet;  
thence North 100 feet;  
thence West 150 feet to the point of beginning,

EXCEPT the East 50 feet thereof.

ALSO EXCEPT that portion of Lot 3, Block "B", "CALHOUN ADDITION TO THE TOWN OF LA CONNER", as per plat recorded in Volume 1 of Plats, page 14, records of Skagit County, Washington, described as follows:

Beginning at the Northwest corner of said Lot 3;  
thence South along the West line of said lot, 100 feet to the true point of beginning;  
thence South 50 feet;  
thence East 10 feet;  
thence North 50 feet;  
thence West 10 feet to the true point of beginning.

Situate in the Town of LaConner, County of Skagit, State of Washington.



200507010110

Skagit County Auditor