



200510120047  
Skagit County Auditor

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RETURN TO:

WILLIAM R. McCANN  
P.O. Box 405  
Sedro Woolley, WA 98284

DOCUMENT TITLE: Affidavit re: Community Property Agreement

GRANTOR: Joan J. Buchanan, Estate of Fremont Buchanan

GRANTEE: Public

LEGAL DESCRIPTION:

Parcel 1: P39117  
Account Number: 350515-1-001-0004

N 333ft of E 654ft of NE ¼ NE ¼ W of Rd., 5.00 acres

Parcel 2: P76279  
Account Number: 4152-114-002-0013

Lots 1 and 2, Block 114, PLAT OF THE TOWN OF SEDRO

UNRECORDED DOCUMENT

AFFIDAVIT RE: COMMUNITY PROPERTY AGREEMENT

STATE OF WASHINGTON )  
 ) ss.  
COUNTY OF SKAGIT )

JOAN J. BUCHANAN, being first duly sworn, deposes and says:

THAT affiant is the surviving spouse of FREMONT BUCHANAN who died at Sedro Woolley, Washington on the 16<sup>th</sup> day of September, 2005, having provided for the disposition of all community property as between affiant and said deceased spouse under the Community Property Agreement dated March 5, 1973;

THAT there are no unpaid creditors of said decedent or of the former marital community nor unpaid funeral expenses or expense of last illness except as follows: None;

THAT the value of the community estate as of the date of death, including all real and personal property, was approximately \$300,000.00 and the value of all separate property of said decedent was \$0.00 as of the date of death.

Among other items of community property was the following described real estate:

Parcel 1:

Commencing at the Northeast corner of Section 15, Township 35 North, Range 5 East of W.M., thence West along the North line of said Section a Distance of 20 feet to the true point of beginning; thence West along the North line of said Section a distance of 654 feet; thence due South a distance of 333 feet; thence due East a distance of 654 feet; thence North along West line of the County Road right of way a distance of 333 feet, to the true point of beginning.

Parcel 2: P76279

Lots 1 and 2 Block 114, PLAT OF THE TOWN OF SEDRO according to the plate thereof recorded in Volume 1 of Plate, page 18, records of Skagit County, Washington

This affidavit is made to induce FIRST AMERICAN TITLE INSURANCE COMPANY to issue its policies of title insurance on real property passing to the surviving spouse by virtue of said community property survivorship agreement in reliance upon the representations hereinabove set forth.

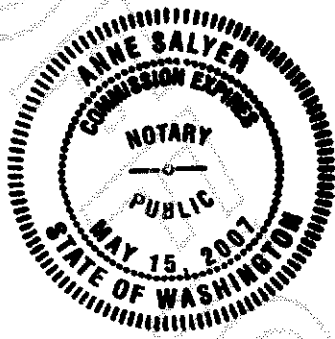
*Joan J. Buchanan*  
JOAN J. BUCHANAN



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On the 10<sup>th</sup> day of October, 2005, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared JOAN J. BUCHANAN, to me known to be the individual who executed the foregoing instrument and acknowledged that she signed the same as her free and voluntary act and deed for the uses and purposes therein mentioned.

Witness my hand and official seal hereto affixed the day and year first above-written



*Anne Salyer*

Notary Public in and for the  
State of Washington  
Residing at Sedro Woolley



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