

Filed for Record at Request of:
Gary T. Jones
P.O. Box 1245
Mount Vernon, WA 98273



200612290016
Skagit County Auditor

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SPECIAL WARRANTY DEED

Abbreviated Legal Description: SE1/4 SW1/4 NE1/4 & SW1/4 SE1/4 NE1/4 E OF RD D/F 1973 AF#791384

Assessor's Tax Parcel Nos.: P27870

THE GRANTORS, **IRENE H. LOZIER**, individually, and **IRENE H. LOZIER**, personal representative of the Estate of **LAWRENCE DUANE LOZIER**, deceased, Skagit County Cause No. 06-4-00113-3, in partial fulfillment of a non-pro rata distribution under the decedent's Last Will and Testament, and for no monetary consideration, does hereby grant and convey to **LOZIER FAMILY TRUST u/w dated February 3, 2005**, fee simple title to that certain real property situated in Skagit County, Washington, legally described as follows:

SEE ATTACHED SCHEDULE "A"

The Grantor Estate, for itself and for its successors in interest, does by these presents expressly limit the covenants of the deed to those herein expressed and exclude all covenants arising or to arise, by statute or other implication, and does hereby covenant that against all persons lawfully claiming or to claim by, through, or under said Grantor and not otherwise, the Estate will forever warrant and defend the said described real estate.

UN
NOTARIZED
DATED this 17th day of October 2006.

ESTATE OF LAWRENCE DUANE LOZIER

Irene H. Lozier
IRENE H. LOZIER, Individually

Irene H. Lozier
IRENE H. LOZIER, Personal Representative

STATE OF WASHINGTON)

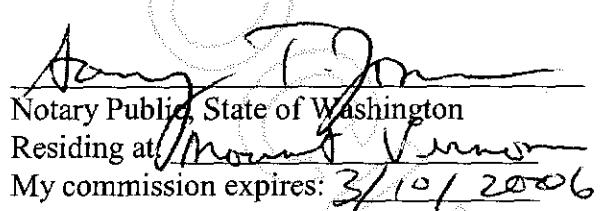
) ss.

COUNTY OF SKAGIT)

On this day personally appeared before me IRENE H. LOZIER, individually and, IRENE H. LOZIER, to me known to be the Personal Representative of the Estate of LAWRENCE DUANE LOZIER, Deceased, the estate that executed the within and foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said estate, for the uses and purposes therein mentioned.

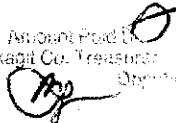
Given under my hand and official seal this 17th day of October, 2006.




Notary Public, State of Washington
Residing at Mount Vernon
My commission expires: 3/10/2006


#6553
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

DEC 29 2006


Assistant Public Notary
Skagit Co. Treasurer
By 

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EXHIBIT "A"

Tax Parcel P27870

Section 26-34-4

1—East $\frac{1}{2}$ of Southeast $\frac{1}{4}$ of Southwest $\frac{1}{4}$ of Northeast $\frac{1}{4}$	5.00 acres
2—West $\frac{1}{2}$ of SE $\frac{1}{4}$ of SW $\frac{1}{4}$ of NE $\frac{1}{4}$ less West 15 feet	4.75 acres
3—Southwest $\frac{1}{4}$ of Southeast $\frac{1}{4}$ of Northeast $\frac{1}{4}$	<u>10.00 acres</u>
	19.75 acres

Situate in the County of Skagit, State of Washington.

Situate of Skagit County, State of Washington

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