After recording, return to:

Amy C. Lewis Eisenhower & Carlson, PLLC 1200 Wells Fargo Plaza 1201 Pacific Avenue Tacoma, Washington 98402



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Document Title(s) (or transactions contained therein)
1. SPECIAL WARRANTY DEED
Grantor(s) (Last name, first, then first name and initials)  1. Mary W. O'Neal, co-trustee & Raymond James Trust Company West, successor co-trustee of the Mike and Mary O'Neal Family Trust of 2002  ☐ Additional names on page of document.
Grantee(s) (Last name first, then first name and initials)  1. Mary O'Neal as trustee of the Mary O'Neal Survivor's Trust  □ Additional names on page of document.
Legal Description (abbreviated: i.e., lot, block plat or section, township, range, qtr./qtr.)  SKYLINE COURT UNIT A-304  ☑ Additional legal is on page 2 of document.
Reference Number(s) of Documents assigned or released:
☐ Additional numbers on page of document.
Assessor's Property Tax Parcel/Account Number P100710
☐ Property Tax Parcel ID is not yet assigned ☐ Additional parcel numbers on page of document.

## SPECIAL WARRANTY DEED

The Grantors, MARY W. O'NEAL as co-trustee and RAYMOND JAMES TRUST COMPANY WEST as successor co-trustee of the Mike and Mary O'Neal Family Trust of 2002 dated October 21, 2002, for and in consideration of allocation of trust assets, in hand paid, grant, bargain, sell, convey, and confirm to MARY O'NEAL as trustee of the MARY O'NEAL SURVIVOR'S TRUST the following described real estate situated in Skagit County:

> Unit A-304, Skyline Court (a condominium), according to amended declaration thereof December 10, 1992 under Auditor's File No. 9212100086, recorded in Volume 15 of Plats, Pages 33 through 37, records of Skagit County, Washington;

Situated in Skagit County, Washington.

Account No. P100710

The Grantors, for themselves and for their successors in interest, do 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 hereby covenant that against all persons whomsoever lawfully claiming or to claim by through or under the Grantors and not otherwise, they will forever warrant and defend the real estate described herein.

Dated May 16, 2007.

2396 SKAGIT COUNTY WASHINGTON REAL ESTATE EXCISE TAX

MAY 2 2 2007

Amount Paid 🕪

THE MIKE AND MARY O'NEAL FAMILY TRUST OF 2002

RAYMOND JAMES TRUST COMPANY WEST, Successor Co-Trustee

Sandra J. Weaver, Vice-President

**Skagit County Auditor** 

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STATE OF WASHINGTON	)
	:ss
COUNTY OF Pierce	)

I certify that I know or have satisfactory evidence that MARY W. O'NEAL to me known to be the Co-Trustee of the MIKE AND MARY O'NEAL FAMILY TRUST OF 2002, the entity that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of the said entity, for the uses and purposes therein mentioned, and on oath state that she is authorized to execute the said instrument on behalf of said entity.

> Dated: May 1/4, 2007. e of Notary Public Name of Notary Public NOTARY PUBLIC 2-5-08

My Appointment Expires:

STATE OF WASHINGTON :ss. COUNTY OF Pierce )

I certify that I know or have satisfactory evidence that SANDRA J. WEAVER is the person who appeared before me, and said person acknowledged that she signed this instrument, on oath stated that she was authorized to execute the instrument and acknowledged it as the Vice President of RAYMOND JAMES TRUST COMPANY WEST to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: May 16, 2007.

hature of Notary Public

Náme of Notary Public

**NOTARY PUBLIC** 

My Appointment Expires:

**Skagit County Auditor** 

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