

After Filing Return To:
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1201 Third Avenue
Suite 2200
Seattle, WA 98101-3045



200711010086

Skagit County Auditor

11/1/2007 Page 1 of 3 3:55PM

SPECIAL WARRANTY DEED

Grantor(s):

1. Justus H. Schlichting, as successor trustee of the Justus H. and Jayne A. Schlichting Trust U/A dated 3/27/98, as amended

Grantee(s):

1. Justus H. Schlichting, as trustee of the Justus H. Schlichting Survivor's Trust, as to an undivided ninety percent (90%) interest; and
2. Justus H. Schlichting, as trustee of the Jayne A. Schlichting Exemption Trust, as to an undivided ten percent (10%) interest

Abbreviated Legal Description (lot, block and plat name, or section-township-range):

Parcel "A": West ½ of Lot 3, Lot 4, Lot 5, and Lot 6, EXCEPT the West 15 ft. thereof, Block 101, "NORTHERN PACIFIC ADDITION TO THE CITY OF ANACORTES".

Parcel "B": That portion of the Burlington Northern Railroad right-of-way designated as Northern Pacific Railroad on the plat map of "NORTHERN PACIFIC ADDITION TO THE CITY OF ANACORTES", as per plat recorded in Volume 2 of Plats, Page 9, records of Skagit County, Washington.

Parcel "C": That portion of the following described Tract "RR" which lies between the Northwesterly extensions of the Southwesterly and Northeasterly lines of that certain tract of land conveyed to F. David Cartwright, et ux, by Quit Claim Deed recorded June 29, 1988, as Auditor's File No. 8806290025.

Tract "RR": Tracts 1 and 2, Plate 7, in Section 14, Township 35 North, Range 1 East, W.M., and portions of Tract 1, Plate 7 in Section 23, Township 35 North, Range 1 East, W.M.
All in Skagit County, Washington.

Assessor's Property Tax Parcel Account Number(s): P58160

Reference Numbers of Documents Assigned or Released (if applicable): N/A

SPECIAL WARRANTY DEED

THE GRANTOR, Justus H. Schlichting, as successor trustee of the Justus H. and Jayne A. Schlichting Trust U/A dated 3/27/98, as amended, without consideration and in partial distribution of the trust assets incident to the death of Jayne A. Schlichting on June 6, 2006, bargains, sells and conveys to the Grantees listed below the following described real estate situated in the County of Skagit, State of Washington:

Grantees: An undivided ninety percent (90%) interest to Justus H. Schlichting, as trustee of the Justus H. Schlichting Survivor's Trust; and

An undivided ten percent (10%) interest to Justus H. Schlichting, as trustee of the Jayne A. Schlichting Exemption Trust.

Legal description:

Parcel "A": West ½ of Lot 3, Lot 4, Lot 5, and Lot 6, EXCEPT the West 15 ft. thereof, Block 101, "NORTHERN PACIFIC ADDITION TO THE CITY OF ANACORTES".

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Tract "RR": Tracts 1 and 2, Plate 7, in Section 14, Township 35 North, Range 1 East, W.M., and portions of Tract 1, Plate 7 in Section 23, Township 35 North, Range 1 East, W.M.

All in Skagit County, Washington.

The Grantor, for himself and for his successors in interest, does by these presents expressly limit the covenants of this deed to those herein expressed, and excludes all



covenants arising or to arise by statutory or other implication, and does hereby covenant that against all persons whomsoever lawfully claiming or to claim by, through, or under said Grantor, and not otherwise, he, as trustee, will forever warrant and defend the said described real estate.

DATED: Oct 11, 2007.

Justus H. Schlichting
Justus H. Schlichting, as successor trustee of the
Justus H. and Jayne A. Schlichting Trust
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

NOV 1 2007

STATE OF WASHINGTON)

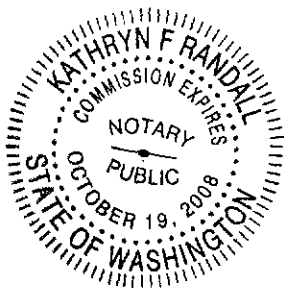
) ss.

COUNTY OF SKAGIT)

Amount Paid \$ 0
Skagit Co. Treasurer
By M. M. Deputy

On this 11th day of October, 2007, before me, a Notary Public in and for the State of Washington, personally appeared Justus H. Schlichting, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person who executed this instrument and acknowledged it to be his free and voluntary act and deed, as successor trustee, for the uses and purposes mentioned in the instrument.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal the day and year first above written.



Kathryn F. Randall
NOTARY PUBLIC in and for the State of
Washington, residing at Anacortes
My appointment expires 10-19-08
Print Name KATHRYN F. RANDALL

