

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



200805280069

Skagit County Auditor

5/28/2008 Page

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2 2:24PM

SPECIAL WARRANTY DEED

THE GRANTOR, STEVEN D. THEIN, personal representative of the Estate of CLEM D. THEIN, deceased, Skagit County Cause No. 06-4-00025-1, in partial fulfillment of the residuary bequest of the decedent's Last Will and Testament, does hereby grant and convey to STEVEN D. THEIN, a married man as his separate property, that certain undivided one-half interest in real property situated in Skagit County, Washington, legally described as follows:

That portion of the Southwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 9, Township 33 North, Range 3 East, W.M., described as follows:

Beginning at a point on the North line of said subdivision 375.2 feet East of the Northwest corner thereof, said point being on the Easterly line of the County Road; thence following said road South $39^{\circ}35'$ East 190.7 feet; thence South $24^{\circ}46'$ East 151.8 feet; thence South $8^{\circ}14'$ West 134.1 feet; thence North $89^{\circ}56'$ East 417.4 feet; thence North $0^{\circ}24'$ East 417.4 feet, more or less to the North line of said Southwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$; thence South $89^{\circ}56'$ West 583.5 feet along the North line of said Southwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ to the point of beginning.

Situate in the County of Skagit, State of Washington.

Assessor's Tax Parcel Nos. P15569 and P114432

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.

DATED this 12 day of MAY, 2008.

1704
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

MAY 28 2008

Amount Paid \$ 0
Skagit Co. Treasurer
By [Signature] Deputy

ESTATE OF CLEM D. THEIN

Steven D. Thein

STEVEN D. THEIN

Personal Representative

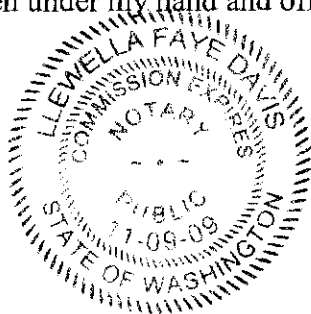
STATE OF WASHINGTON)

) ss.

COUNTY OF SKAGIT)

On this day personally appeared before me STEVEN D. THEIN, to me known to be the Personal Representative of the Estate of CLEM D. THEIN, 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 12th day of May, 2008.



Llewella Faye Davis
Notary Public, State of Washington
Residing at: Mount Vernon
My commission expires: 11/09/2009

