

After Recording Return To:

**Gary T. Jones
Jones & Smith
PO Box 1245
Mount Vernon, WA 98273**



201108230083

Skagit County Auditor

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SPECIAL WARRANTY DEED

GRANTOR: JOHN PAUL McGOWAN, Co-Executor and
MARGARET BARNO McGOWAN, Co-Executor of the
Estate of THOMAS SETON McGOWAN, Deceased
Skagit County Superior Court Cause No. 10-4-00411-4

GRANTEE: JOHN PAUL McGOWAN and
MARGARET BARNO McGOWAN, husband and wife

**Legal Description;
Abbreviated Form:** Lt 7, Skyline No. 5
Skagit County, WA

Additional on Page: 2

Assessors Tax Parcel No: 3821-000-007-0004 (P59320)

THE GRANTORS **JOHN PAUL McGOWAN** and **MARGARET BARNO McGOWAN**, in their respective capacity as the duly appointed, qualified and acting Co-Executor for the Estate of **THOMAS SETON McGOWAN, Deceased**, in Skagit County Cause No. 10-4-00411-4, and not in their individual capacity, hereby grant, bargain, convey and confirm to **JOHN PAUL McGOWAN** and **MARGARET BARNO McGOWAN**, husband and wife, as GRANTEES, all of the decedent's

interest in and to the real property situated in the County of Skagit, state of Washington, and legally described as follows:

Lot 7, SKYLINE NO 5, according to the plat thereof, recorded in Volume 9 of Plats, pages 56 through 58, records of Skagit County, Washington.

SUBJECT TO: Easements, restrictions, covenants and reservations of record.

The Grantors, for themselves and for their successors in interest, do by these presents expressly limit the covenants of this deed to those herein expressed and exclude all covenants arising or to arise by statutory or other implication, and do hereby covenant to warrant and defend said real estate against all persons whomsoever lawfully claiming or to claim by, through, or under said Grantors, and not otherwise.

DATED: 4 Aug 2011

2536
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

AUG 23 2011

Amount Paid \$ 0
By WF Skagit Co. Treasurer/Deputy

Estate of THOMAS SETON McGOWAN,
Deceased

By John Paul McGowan
JOHN PAUL McGOWAN, Co-Executor

By Margaret Barno McGowan
MARGARET BARNO McGOWAN, Co-Executor

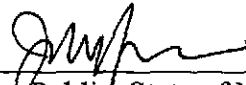
STATE OF MARYLAND)
) ss.
COUNTY OF MONTGOMERY)

I certify that I know or have satisfactory evidence that **JOHN PAUL McGOWAN** and **MARGARET BARNO McGOWAN** are the persons who appeared before me, and said persons acknowledged that they were authorized to execute the instrument and acknowledged it as Co-



Executors of the Estate of THOMAS SETON McGOWAN, Deceased, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

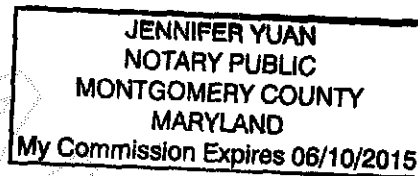
DATED: 4 Aug 2011.



Notary Public, State of Maryland

Print Name Jennifer Yuan

My Commission Expires: 6/10/15



Special Warranty Deed - 3 -

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