

Recording Requested By and
When Recorded Mail To:

JAMES R. DORAN
Attorney at Law
1801 McKenzie Avenue
Bellingham, Washington 98225



201210290256
Skagit County Auditor

10/29/2012 Page 1 of 2 2:12PM

Claimant: Mark J. McCann

Legal Description (abbr) (1.11 ac) That portion of the tract lying
northeasterly of the Sauk Store Road, US Government Lot 8 of Section
20, Township 35 North, Range 28 East, WM Skagit County, WA

Additional legal(s): Page _____
Assessor's Tax Parcel ID: #350920-0-012-0101
Reference Nos. of Related Documents: _____

12-4-01690.6
King County

NOTICE OF LIS PENDENS

Notice is hereby given that the below described real property in Skagit County Washington is the subject to claims by Mark J. McCann that affect the title to said real property. The claims by said Claimant constitute the right of ownership and possession and that any subsequent purchaser takes said property subject to these claims. The claim is based upon a superior codicil to the last Will and Testament of Doris L. McCann which codicil devised the said property to the claimant.

The real property that is subject to this claim is:

(1.11 acres) That portion of the following described tract lying Northeasterly of the Sauk Store Road:
U.S. Government Lot 8 of Section 20, Township 35

North, Range 9 East, W.M., less the North 550 feet thereof, situated in Skagit County State of Washington. Except that portion of U.S. Government Lot 8, of Section 20, Township 35 North, Range 9 East, W.M., described as follows: Commencing at the East quarter corner of Section 20, which is a point marked by a rebar and yellow cap stamped SKA Surv 17651, thence South 00 degrees 51 01 West along the East line of Section 20 550.00 feet to a ½ inch rebar and yellow cap stamped SKA Surv 17651, thence North 89 degrees, 00 30 West, 60 feet to the true point of beginning, thence South 45 degrees, 55 16 West 9.89 feet, thence North 89 degrees, 00 30 West, 237.72 feet to the east line of the Sauk Store Road, thence Northwesterly along the East line of said road 8.03 feet, thence South 89 degrees, 00 30 East 248.64 feet to the true point of beginning. Based on Record of Surveys recorded in Auditor's file numbers 9112110040 and 9901290272. Also except that portion of U.S. Government Lot 8 of Section 20, Township 35 North, Range 9 East, W.M. described as follows: Commencing at the East quarter corner of Section 20, which is a point marked by a rebar and yellow cap stamped SKA Surv 17651, thence South 00 degrees, 51 minutes, 01 seconds West along the East line of Section 20 550.0 feet to a ½ rebar and yellow cap stamped SKA Surveys 17651 and the true point of beginning, thence 89 degrees 0 30 West, 60 feet, thence South 45 degrees 55 16 West 9.89 feet thence North 89 degrees 0 30 West, 237.72 feet to the East line of the Sauk Store Road, thence Southeasterly along the East line of said road 181.19 feet, more or less, to the thread of an unnamed creek, thence Northeasterly along said thread to a point on the East line of Section 20, thence North 00 degrees 51 01 East along said East line 38.20 feet, more or less, to the true point of beginning.

DATED this 29 day of October, 2012.

Mark S. McCann
Mark J. McCann - Claimant



201210290256

Skagit County Auditor