

After Filing Return To:

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Bellevue, Washington 98004-5149



201212130094  
Skagit County Auditor

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### **SPECIAL WARRANTY DEED**

**Grantor:**

1. Willette, Mary S.

**Grantee:**

1. Andersen, Michael W., Jr.

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

DK 25: DR 25: SAMISH RIVER ACREAGE PORTION LOTS 11 &  
12 ALSO KNOWN AS LOT 4 SHORT PLAT 31-87 AF#8712070036,  
TOGETHER WITH THE EAST 81.10 FEET OF LOT 3, SHORT  
PLAT NO. 31-87 AF#8712070036  
(4.1500 ac)

☒ Additional legal description is on page 2 of document

**Assessor's Property Tax Parcel Account Numbers:**

Parcel No.	P68636
XrefID	3989-001-012-0508

## SPECIAL WARRANTY DEED

The Grantor, Mary S. Willette, as her separate estate, for no consideration and as a gift, bargains, sells and conveys to Michael W. Andersen, Jr., a married man, as his separate property, Grantee, the following described real estate situated in the County of Skagit, State of Washington:

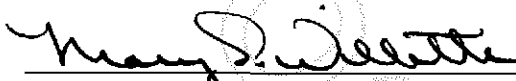
Lot 4, and the East 81.10 feet of Lot 3, Skagit County Short Plat No. 31-87, approved December 2, 1987, and recorded December 7, 1987, in Volume 8 of Short Plats, page 3, under Auditor's File No. 8712070036, records of Skagit County, Washington, being a portion of Tracts 10, 11 and 12, Lake Whatcom Logging Company's Samish Acreage, according to the plat thereof recorded in Volume 3 of Plats, pages 69, records of Skagit County, Washington;

further described as NEW BLA "B", under Boundary Line Adjustment dated October 13, 2011, and recorded on October 25, 2011, under Auditor's File No. 201110250033, records of Skagit County, Washington;

subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey as described in Exhibit "A".

Grantor, for herself and for her 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 Grantor and not otherwise, Grantor will forever warrant and defend the said described real estate.

Dated this 12<sup>th</sup> day of December, 2012.

  
Mary S. Willette

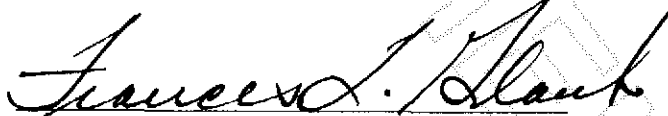
STATE OF WASHINGTON     )  
  )  
COUNTY OF KING         )

On this 12<sup>th</sup> day of December, 2012, before me, a Notary Public in and for the State of Washington, personally appeared MARY S. WILLETTE, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person that executed this instrument and acknowledged it to be her free and voluntary act and deed 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.



DWT 20771178v1 0028045-000001

  
NOTARY PUBLIC in and for the State  
of Washington, residing at KENT  
My appointment expires 2-28-13  
Print Name: FRANCES L. GLAUB

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2012 3991

DEC 13 2012



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**Exhibit A**

**A. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING SURVEY:**

Name: Short Plat No. 3-69  
Recorded: December 7, 1987  
Auditor's No.: 8712070086

**B. EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:**

Grantee: Edna Elaine Richards  
Recorded: February 24, 1988  
Auditor's No.: 8802240021  
Purpose: Utilities  
Area Affected: Portion of subject property

