

When recorded return to:

Mr. and Mrs. David J. Bauermeister
2332 Crosby Drive
Mount Vernon, WA 98274



201302150149

Skagit County Auditor

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Filed for Record at Request of
Land Title and Escrow
Escrow Number: 145102-OE

Grantor: Tom O'Brien, as Personal Representative of The Estate of Joseph F. Niderost, Jr.
Grantee: David J. Bauermeister and Janet R. Bauermeister

LAND TITLE OF SKAGIT COUNTY

145102-OE

BARGAIN AND SALE DEED

THE GRANTOR TOM O'BRIEN, as Personal Representative of The Estate of Joseph F. Niderost, Jr., deceased, King County Superior Court Probate Cause No. 11-4-04738-2 for and in consideration of TWO HUNDRED ELEVEN THOUSAND ONE HUNDRED AND NO/100 Dollars \$211,100.00, in hand paid, bargains, sells, and conveys to DAVID J. BAUERMEISTER and JANET S. BAUERMEISTER, husband and wife the following described estate, situated in the County of Skagit, State of Washington:

Lot 2, Short Card No. PL-03-0946, approved June 4, 2004, Recorded June 8, 2004 under Auditor's File No. 200406080082, records of Skagit County, Washington, being a portion of Government Lot 3, Section 4, Township 33 North, Range 3 East, W.M., and as adjusted per Skagit County Boundary Line Adjustment Map recorded under Skagit County Auditor's File Number 201302060056.

Situate in the County of Skagit, State of Washington.

Abbreviated Legal: Lot 2, SP PL03-0946; Ptn Gov. Lot 3, 4-33-3 E W.M.

Tax Parcel Number(s): 330304-0-004-0500, P121737

SUBJECT to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title Company's Preliminary Commitment No. 145102-OE

Dated: February 8, 2013

Tom O'Brien, as Personal Representative of The Estate of Joseph F. Niderost, Jr., deceased, King County Superior Court Probate Cause No. 11-4-04738-2

By: Tom O'Brien, as Personal Representative

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2013537

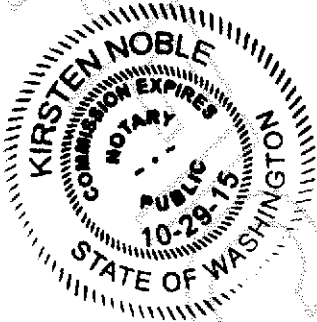
FEB 15 2013

Amount Paid \$ 3762.58
Skagit Co. Treasurer
By *mm* Deputy

STATE OF Washington
County of King, SS:

I certify that I know or have satisfactory evidence that Tom O'Brien
signed this instrument, on oath stated that He is
authorized to execute the instrument and acknowledged it as the Personal Representative
of The Estate of Joseph F. Niderost, Jr., deceased, King to be the free and voluntary act of such
County Superior Court Probate Cause No. 11-4-04738-2
party for the uses and purposes mentioned in this instrument.

Dated: February 12 2013



Kirsten Noble
Notary Public in and for the State of Washington
Residing at Seattle
My appointment expires: 10-29-15



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