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Skagit County Auditor

\$74.00

5/1/2014 Page

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3

2:55PM

After recording return document to:

YOUNGQUIST & BETZ
904 South Third
Mount Vernon, WA 98273

DOCUMENT TITLE: Special Warranty Deed

REFERENCE NUMBER OF RELATED DOCUMENT:

GRANTOR(S): Steven M. Sakuma, Personal Representative of the
Estate of Grace H. Sakuma, Deceased

Skagit County Probate No. 11-4-00317-5

ADDITIONAL GRANTORS ON PAGE OF DOCUMENT.

GRANTEE(S): RD & SM, LLC, a Washington Limited Liability
Company

ADDITIONAL GRANTEES ON PAGE OF DOCUMENT.

ABBREVIATED LEGAL DESCRIPTION: Tract 6, Plat of Kingsgate Div.
No. 2

ADDITIONAL LEGAL DESCRIPTION ON PAGE(S) 2 OF DOCUMENT.

ASSESSOR'S TAX/PARCEL NUMBER(S): P81032

SPECIAL WARRANTY DEED

THE GRANTOR, STEVEN M. SAKUMA, Personal Representative of the **ESTATE OF GRACE H. SAKUMA**, Deceased, Skagit County Probate No. 11-4-00317-5, grants, bargains, sells, conveys and confirms to **RD & SM, LLC, a Washington Limited Liability Company**, all of decedent's interest in the following-described real estate situate in the County of Skagit, State of Washington:

Parcel No. 81032:

Tract 6, "PLAT OF KINGSGATE, DIV. NO. 2", as per plat recorded in Volume 12 of Plats, page 34, records of Skagit County, Washington.

The Grantor for said estate 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 said Grantor and not otherwise, she will forever warrant and defend the said-described real estate.

IN WITNESS WHEREOF, said Personal Representative has caused this instrument to be executed this 24th day of April, 2014.



STEVEN M. SAKUMA
Personal Representative

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20141472
MAY 01 2014

Amount Paid \$0
Skagit Co. Treasurer
By mm Deputy



