



201410130066

Skagit County Auditor

\$75.00

10/13/2014 Page

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4 4:02PM

AFTER RECORDING RETURN TO:

BARRON SMITH DAUGERT, PLLC
300 NORTH COMMERCIAL STREET
BELLINGHAM, WASHINGTON 98225

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2014 3843
OCT 13 2014

Amount Paid \$
Skagit Co. Treasurer
By *nam* Deputy

DOCUMENT TITLE:

PERSONAL REPRESENTATIVE'S DEED

REFERENCE NUMBER OF RELATED DOCUMENT: 200609010074

GRANTOR(S):

ROSALIND CELESTE SHIPP, Personal
Representative of the Estate of Robert
Butler Shipp, Deceased

GRANTEE(S):

ROSALIND CELESTE SHIPP, Trustee of the
Disclaimer Trust UWO Robert Butler Shipp

ABBREVIATED LEGAL DESCRIPTION:

Parcel A) TWN 36 RNG 01 SEC 02 QTR 02
Parcel B) TWN 36 RNG 01 SEC 09 QTR 00
Parcel C) TWN 36 RNG 01 SEC 09 QTR 04
Parcel D) TWN 36 RNG 01 SEC 09 QTR 01

ADDITIONAL LEGAL DESCRIPTION ON:

PAGE(S) 1 - 4

ASSESSOR'S TAX PARCEL NUMBER(S):

Parcel A) 360109-0-004-0300; P113356
Parcel B) 360109-0-019-0023; P46374
Parcel C) 360109-0-001-1400; P125047
Parcel D) 360109-1-002-0012; P46379

PERSONAL REPRESENTATIVE'S DEED

The undersigned Grantor, Rosalind Celeste Shipp, as the duly appointed, qualified and acting Personal Representative of the Estate of Robert Butler Shipp, Deceased, in Probate Cause No. 14-4-00072-5, in Whatcom County Superior Court of Washington, and not in her individual capacity, as a distribution of the estate pursuant to Will, does grant, bargain, sell, convey and confirm to Rosalind Celeste Shipp, Trustee of the Disclaimer Trust UWO Robert Butler Shipp, all of the estate's interest in the following-described real estate, situated in Skagit County, Washington:

Parcel A) PORTION OF GOVERNMENT LOT 3 DESCRIBED AS FOLLOWS:
FROM THE SW CORNER OF THE PROPERTY WHICH IS 847 FEET FROM THE

SW CORNER OF GOVERNMENT LOT 3; THENCE NORTH 89-16-17 EAST ALONG THE SOUTH LINE THEREOF, 484.59 FEET; THENCE NORTH 25-25-40 WEST, 872.77 FEET; THENCE NORTH 64-34-20 EAST, 110 FEET TO THE POINT OF BEGINNING; THENCE NORTH 64-34-20, 200 FEET; THENCE NORTH 25-25-40 WEST, 108 FEET; THENCE SOUTH 64-34-20 WEST, 200 FEET; THENCE SOUTH 25-25-40 EAST, 108 FEET TO THE POINT OF BEGINNING.

Parcel B) TIDELANDS OF THE 2ND CLASS IN FRONT & ADJACENT TO AND IN FRONT OF THE FOLLOWING DESCRIBED TRACT: BEGINNING AT THE SE CORNER OF THE W1/2 OF THE SW1/4 OF THE NE1/4 OF SECTION 9, TOWNSHIP 36 NORTH, RANGE 1 EAST, W.M., AS SHOWN ON SURVEY FOR ROBERT SHIPP FILED IN VOLUME 11 OF SURVEYS AT PAGE 21, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE SOUTH 89 DEGREES 16'17" WEST, ALONG THE SOUTH LINE OF SAID SUBDIVISION, A DISTANCE OF 601.22 FEET; THENCE NORTH 29 DEGREES 08'54" WEST, A DISTANCE OF 769.34 FEET; THENCE NORTH 40 DEGREES 44'15" WEST, A DISTANCE OF 376.32 FEET TO THE LINE OF ORDINARY HIGH TIDE OF ROSARIO STRAIT, (SHOWN APPROXIMATELY ON SAID SURVEY); THENCE NORTH 58 DEGREES 05'49" EAST, ALONG SAID LINE OF ORDINARY HIGH TIDE, A DISTANCE OF 504.00 FEET; THENCE NORTH 56 DEGREES 41'46" EAST, ALONG SAID LINE OF ORDINARY HIGH TIDE, A DISTANCE OF 491.12 FEET; THENCE NORTH 53 DEGREES 25'24" EAST, ALONG SAID LINE OF ORDINARY HIGH TIDE, A DISTANCE OF 471.89 FEET TO THE EASTERLY LINE OF SAID SURVEY FOR ROBERT SHIPP, THENCE SOUTH 00 DEGREES 08'10" EAST, ALONG SAID EAST LINE, A DISTANCE OF 1,766.63 FEET TO THE POINT OF BEGINNING. EXCEPT FOR THE FOLLOWING DESCRIBED PARCEL: BEGINNING AT THE SOUTHEAST CORNER OF THE WEST HALF OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 9, TOWNSHIP 36 NORTH, RANGE 1 EAST, W.M., AS SHOWN ON SURVEY FOR ROBERT SHIPP FILED IN VOLUME 11 OF SURVEYS AT PAGE 21, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE S 89 DEGREES 16'17" W, ALONG THE SOUTH LINE OF SAID SUBDIVISION, A DISTANCE OF 378.04 FEET; THENCE N 04 DEGREES 31'06" W, A DISTANCE OF 1424.32 FEET TO THE LINE OF ORDINARY HIGH TIDE OF ROSARIO STRAIT, (SHOWN APPROXIMATELY ON SAID SURVEY); THENCE N 56 DEGREES 41'46" E ALONG SAID LINE OF ORDINARY HIGH TIDE, A DISTANCE OF 128.11 FEET; THENCE N 53 DEGREES 25'24" E ALONG SAID LINE ORDINARY HIGH TIDE, A DISTANCE OF 471.89 FEET TO THE EAST LINE OF SAID WEST HALF OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER; THENCE S 00 DEGREES 08'10" E ALONG SAID EAST LINE, A DISTANCE OF 1766.63 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION. TOGETHER WITH TIDELANDS OF THE SECOND CLASS, AS CONVEYED BY THE STATE OF WASHINGTON, LYING IN FRONT OF, ADJACENT TO AND ABUTTING UPON THE ABOVE DESCRIBED TRACT.

Parcel C) ACREAGE ACCOUNT, ACRES 5.73, A PORTION OF TRACT 4 OF THE SURVEY OF SINCLAIR AF#8106180002 BEGINNING AT THE NORTHEAST CORNER OF TRACT 4, "SINCLAIR", ACCORDING TO THE SURVEY THEREOF RECORDED IN VOLUME 3 OF SURVEYS, PAGE 12, UNDER AUDITOR'S FILE NO. 8106180002, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE



SOUTH 89 DEGREES 16'17" WEST ALONG THE NORTH LINE OF SAID TRACT 4, A DISTANCE OF 460.68 FEET; THENCE SOUTH 00 DEGREES 08'10" EAST, A DISTANCE OF 1323.86 FEET TO THE SOUTH LINE OF SAID TRACT 4; THENCE NORTH 89 DEGREES 16'17" EAST ALONG SAID SOUTH LINE, A DISTANCE OF 460.68 FEET TO THE SOUTHEAST CORNER OF SAID TRACT 4; THENCE NORTH 00 DEGREES 08'10" WEST ALONG THE EAST LINE OF SAID TRACT 4, A DISTANCE OF 1323.86 FEET TO THE POINT OF BEGINNING. A PORTION OF TRACT 4 OF THE SURVEY OF SINCLAIR AF#8106180002 BEGINNING AT THE NORTHEAST CORNER OF TRACT 4, "SINCLAIR", ACCORDING TO THE SURVEY THEREOF RECORDED IN VOLUME 3 OF SURVEYS, PAGE 12, UNDER AUDITOR'S FILE NO. 8106180002, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE SOUTH 89 DEGREES 16'17" WEST ALONG THE NORTH LINE OF SAID TRACT 4, A DISTANCE OF 460.68 FEET; THENCE SOUTH 00 DEGREES 08'10" EAST, A DISTANCE OF 1323.86 FEET TO THE SOUTH LINE OF SAID TRACT 4; THENCE NORTH 89 DEGREES 16'17" EAST ALONG SAID SOUTH LINE, A DISTANCE OF 460.68 FEET TO THE SOUTHEAST CORNER OF SAID TRACT 4; THENCE NORTH 00 DEGREES 08'10" WEST ALONG THE EAST LINE OF SAID TRACT 4, A DISTANCE OF 1323.86 FEET TO THE POINT OF BEGINNING.

Parcel D) O/S 13 #819927 1976 PORTIONS OF THE W1/2 SW1/4 NE1/4; W1/2 LOT 2 & GOVERNMENT LOT 3 DESCRIBED AS FOLLOWS: BEGINNING AT THE SE CORNER OF THE W1/2 OF THE SW1/4 OF THE NE1/4 OF SECTION 9, TOWNSHIP 36 NORTH, RANGE 1 EAST, W.M., AS SHOWN ON SURVEY FOR ROBERT SHIPP FILED IN VOLUME 11 OF SURVEYS AT PAGE 21, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE SOUTH 89 DEGREES 16'17" WEST, ALONG THE SOUTH LINE OF SAID SUBDIVISION, A DISTANCE OF 601.22 FEET; THENCE NORTH 29 DEGREES 08'54" WEST, A DISTANCE OF 769.34 FEET; THENCE NORTH 40 DEGREES 44'15" WEST, A DISTANCE OF 376.32 FEET TO THE LINE OF ORDINARY HIGH TIDE OF ROSARIO STRAIT, (SHOWN APPROXIMATELY ON SAID SURVEY); THENCE NORTH 58 DEGREES 05'49" EAST, ALONG SAID LINE OF ORDINARY HIGH TIDE, A DISTANCE OF 504.00 FEET; THENCE NORTH 56 DEGREES 41'46" EAST, ALONG SAID LINE OF ORDINARY HIGH TIDE, A DISTANCE OF 491.12 FEET; THENCE NORTH 53 DEGREES 25'24" EAST, ALONG SAID LINE OF ORDINARY HIGH TIDE, A DISTANCE OF 471.89 FEET TO THE EASTERLY LINE OF SAID SURVEY FOR ROBERT SHIPP; THENCE SOUTH 00 DEGREES 08'10" EAST, ALONG SAID EAST LINE, A DISTANCE OF 1,766.63 FEET TO THE POINT OF BEGINNING. EXCEPT FOR THE FOLLOWING DESCRIBED PARCEL: BEGINNING AT THE SOUTHEAST CORNER OF THE WEST HALF OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 9, TOWNSHIP 36 NORTH, RANGE 1 EAST, W.M., AS SHOWN ON SURVEY FOR ROBERT SHIPP FILED IN VOLUME 11 OF SURVEYS AT PAGE 21, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE S 89 DEGREES 16'17" W, ALONG THE SOUTH LINE OF SAID SUBDIVISION, A DISTANCE OF 378.04 FEET; THENCE N 04 DEGREES 31'06" W, A DISTANCE OF 1424.32 FEET TO THE LINE OF ORDINARY HIGH TIDE OF ROSARIO STRAIT, (SHOWN APPROXIMATELY ON SAID SURVEY); THENCE N 56 DEGREES 41'46" E ALONG SAID LINE OF ORDINARY HIGH TIDE, A DISTANCE OF 128.11 FEET; THENCE N 53 DEGREES 25'24" E ALONG SAID LINE OF ORDINARY HIGH TIDE, A



DISTANCE OF 471.89 FEET TO THE EAST LINE OF SAID WEST HALF OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER; THENCE S 00 DEGREES 08'10" E ALONG SAID EAST LINE, A DISTANCE OF 1766.63 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION. TOGETHER WITH TIDELANDS OF THE SECOND CLASS, AS CONVEYED BY THE STATE OF WASHINGTON, LYING IN FRONT OF, ADJACENT TO AND ABUTTING UPON THE ABOVE DESCRIBED TRACT.

SUBJECT TO: Easements, Restrictions and Reservations of record.

The Grantor, for herself and for Grantor's 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 implications. Grantor does hereby covenant that against all persons whomsoever lawfully claiming or to claim by, through or under said Grantor and not otherwise, Grantor will forever warrant and defend the said described real estate.

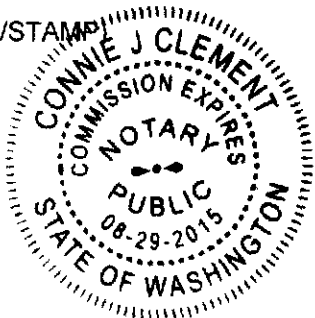
DATED this 6th day of October, 2014.

Rosalind Celeste Shipp
ROSALIND CELESTE SHIPP
Personal Representative of the Estate of
Robert Butler Shipp, Deceased, and not in her individual capacity

STATE OF WASHINGTON)
) ss.
COUNTY OF WHATCOM)

I certify that I know or have satisfactory evidence that ROSALIND CELESTE SHIPP is the person who appeared before me, and said person acknowledged that she signed this instrument, on oath stated that she was authorized to execute the instrument, and acknowledged it as the PERSONAL REPRESENTATIVE OF THE ESTATE OF ROBERT BUTLER SHIPP, DECEASED, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

(SEAL/STAMP)

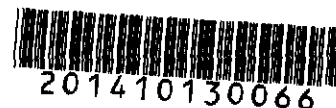


Dated: Oct 6 2014.

Connie Clement
NOTARY PUBLIC
Printed Name: Connie Clement
My Commission Expires: 8-29-15

PERSONAL REPRESENTATIVE'S DEED

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