

After Recording Return To:

Skagit Law Group, PLLC
P.O. Box 336
Mount Vernon, WA 98273



201412310046

Skagit County Auditor \$74.00
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SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20144980
DEC 31 2014

Amount Paid \$0
Skagit Co. Treasurer
By *mem* Deputy

SPECIAL WARRANTY DEED

GRANTOR: **CONSTANCE O. WALTERS**, Personal Representative for the
Estate of **OLGA C. MOEN, Deceased**

GRANTEE: **CONSTANCE O. WALTERS**, a married woman as her separate
estate

Legal Description;
Abbreviated Form: **STEWART'S 1ST TO ANA LTS 18 TO 20 BLK 1**

Additional on Page: **Exhibit "A"**

Assessor's Tax Parcel No: **3833-001-020-0001 (P60407)**

THE GRANTOR, **CONSTANCE O. WALTERS**, in her capacity as the duly appointed, qualified, and acting Personal Representative of the **Estate of OLGA C. MOEN, Deceased**, under Skagit County Superior Court Cause No. 14-4-00217-3, in distribution of said estate, hereby grants, bargains, conveys, and confirms all of Grantor's interest to **CONSTANCE O. WALTERS**, a married woman as her separate estate, as GRANTEE, together with all after-acquired title, in and to that certain real property, situated in the County of Skagit, State of Washington, and legally described as follows:

(See Exhibit "A" attached hereto and incorporated herein by this reference.)

SUBJECT TO: Easements, covenants, restrictions, and reservations of record.

The 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

SPECIAL WARRANTY DEED-1

arise by statutory or other implication, and does hereby covenant to warrant and defend said real estate against all persons whomsoever lawfully claiming or to claim by, through, or under said Grantor, and not otherwise.

DATED: December 31, 2014.

Estate of OLGA C. MOEN, Deceased

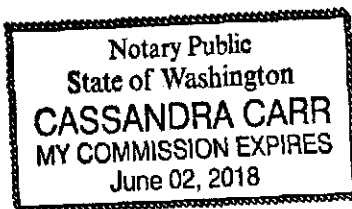
By Constance O. Walters
CONSTANCE O. WALTERS
Personal Representative

STATE OF WASHINGTON
COUNTY OF SKAGIT

} ss.

I certify that I know or have satisfactory evidence that **CONSTANCE O. WALTERS** is the person who appeared before me, and said person acknowledged that she was authorized to execute the instrument and acknowledged it as the Personal Representative of the Estate of **OLGA C. MOEN, Deceased**, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 31st day of December, 2014.



Cassandra Carr
Printed Name CASSANDRA CARR
NOTARY PUBLIC in and for the State of Washington
My Commission Expires 6/2/2018



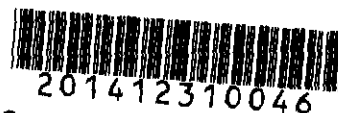
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EXHIBIT "A"
SPECIAL WARRANTY DEED

Lots 18, 19, and 20, Block 1, "Stewart's First Addition to the City of Anacortes, Washington," according to the plat recorded in Volume 2 of Plats, page 14, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

EXHIBIT "A"
SPECIAL WARRANTY DEED



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\$74.00

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