



201507200087

Skagit County Auditor

7/20/2015 Page

1 of

3 2:19PM

\$74.00

After Recording Return To:

**Julie K. Jones
14535 Best Road
Mount Vernon, WA 98273**

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20150807
JUL 20 2015

Amount Paid \$67
Skagit Co. Treasurer
By *HB* Deputy

STATUTORY WARRANTY DEED

GRANTOR: **JULIE K. JONES**, Trustee of The Jones Family Decedent's Trust UID 2/29/1992

GRANTEE: **JULIE K. JONES**, a married woman as her separate property

Abbreviated Legal: SW ¼ NW ¼ SEC 16 TWP 34 N R 3 E WM

Additional Legal on Page: Page 1

Assessor's Tax Parcel No: 340316-2-004-0001; P22057

THE GRANTOR, **JULIE K. JONES**, in her capacity as Trustee of The Jones Family Decedent's Trust, UID 2/29/1992 (the "Trust"), in distribution of the Trust pursuant to order entered under Skagit County Superior Court Cause No. 13-4-00060-1 on May 22, 2015, hereby conveys and warrants to the GRANTEE, **JULIE K. JONES**, a married woman as her separate property, all of Grantor's right, title, and interest, together with all after-acquired title of the Grantor, 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, restrictions, and reservations of record.

DATED: July 2, 2015.

THE JONES FAMILY DECEDENT'S TRUST, UID 2/29/92

By *Julie K. Jones*
JULIE K. JONES
Trustee

STATE OF WASHINGTON }
COUNTY OF SKAGIT } ss.

I certify that I know or have satisfactory evidence that **JULIE K. JONES** is the person who appeared before me, and said person acknowledged that she was authorized to execute this instrument and acknowledged it as the Trustee of The Jones Family Decedent's Trust, UID 2/29/1992, 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 2nd day of July, 2015.



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

EXHIBIT "A"

Legal Description:

The Southwest quarter of the Northwest quarter of Section Sixteen (16), Township Thirty-Four (34) North, Range Three (3) East of the Willamette Meridian, containing 40 acres, more or less, according to the government survey thereof.

EXCEPT approximately one acre, more or less, described as follows:

The West 243.3 feet of the South 207.8 feet of the Southwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 16, Township 34 North, Range 3 E.W.M.

EXCEPT the West 30 feet for county road.

AND EXCEPT roads and rights of way.

Situate in Skagit County, Washington.