



201601150034

Skagit County Auditor

\$75.00

1/15/2016 Page

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3 11:01AM

Return Address:  
Souder Law Group  
913 7th Street  
Anacortes, Washington 98221

**SKAGIT COUNTY WASHINGTON**  
**REAL ESTATE EXCISE TAX**  
**2016 119**  
**JAN 15 2016**

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

DOCUMENT TITLE: **PERSONAL REPRESENTATIVE'S BARGAIN AND SALE DEED**

GRANTOR: **THE ESTATE OF SUSAN J. MURRAY**

GRANTEE: **WILLIAM MURRAY**

ABBREVIATED LEGAL DESCRIPTION: UNIT 4, BUILDING 2, "THE RIDGE  
CONDOMINIUM, PHASE 1"

ASSESSOR'S TAX/PARCEL NUMBERS: 4678-000-004-0000/P109081

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**PERSONAL REPRESENTATIVE'S BARGAIN AND SALE DEED**

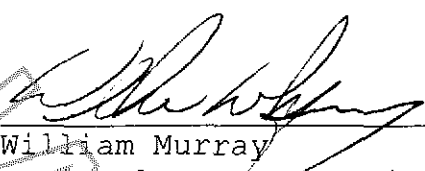
THE UNDERSIGNED Grantor, William Murray, in his capacity as the duly appointed, qualified and acting Personal Representative of the Estate of Susan J. Murray, deceased, said Estate holding an undivided interest in the below described property, and said Estate being probated under Skagit County Probate Cause Number 15-4-00226-1, and the Grantor acting not in his individual capacity, but acting only as Personal Representative of the Estate, for and in consideration of distribution under the Will of the decedent as filed in said probate cause, hereby grants, bargains, sells and conveys to William Murray the following described real estate situate in Skagit County, Washington, together with all after-acquired title of the grantor herein:

Unit 4, Building 2, "THE RIDGE CONDOMINIUM, PHASE 1",  
A CONDOMINIUM, ACCORDING TO THE DECLARATION THEREOF  
RECORDED UNDER Auditor's file no. 9607170029 and  
Survey map and plans thereof recorded in Volume 16 of  
Plats, pages 111 to 114, records of Skagit County,  
Washington.

Subject to the easements, restrictions and other exception set forth on exhibit "A" attached hereto.

The Grantor expressly limits the covenants of this Personal Representative's Deed to those expressed herein, and excludes all covenants arising or to arise by statutory or other implication.

DATED this 4<sup>th</sup> day of January 2016.


  
\_\_\_\_\_  
William Murray  
Personal Representative of the Estate  
Of Susan D. Murray, Deceased

STATE OF WASHINGTON       )  
                                      : ss  
COUNTY OF SKAGIT       )

On this day personally appeared before me William Murray, to me known to be the individual described in and who executed the within and foregoing instrument as the Personal Representative of the Estate of Susan D. Murray, deceased, and acknowledged that he signed the same as his free and voluntary act and deed, for the uses and purposes and in the capacity therein mentioned.

Given under my hand and official seal this 4<sup>th</sup> day of January 2016.



  
\_\_\_\_\_  
Julia Ann James  
Notary Public in and for the State of  
Washington, residing at Anacortes.  
My appointment expires January 19, 2018

## EXHIBIT A

### EXCEPTIONS:

#### A. AGREEMENT, AND THE TERMS AND CONDITIONS THEREOF:

Between: City of Anacortes  
And: Raymond G. Jones, et al  
Dated: November 5, 1968  
Recorded: March 27, 1970  
Auditor's No: 737329

B. Terms, provisions, covenants, conditions, definitions, options, obligations and restrictions contained in the Condominium Declaration and as may be contained in the bylaws adopted pursuant to said Declaration:

Recorded: July 17, 1996  
Auditor's File No: 9607170029

Supplemental Declaration submitting Phase 3 recorded May 1, 1997, under Auditor's File No. 9705010035.

#### C. PROTECTIVE COVENANTS AND/OR EASEMENTS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN:

Dated: March 20, 1996  
Recorded: July 17, 1996  
Auditor's No: 9607170030  
Executed By: Ronald A. Woolworth, President  
Association of Unit Owners of The Ridge  
Condominium

#### D. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SUBDIVISION:

Plat/Subdivision Name: The Ridge Condominium Phase 1 & 2  
Recorded: July 17, 1996  
Auditor's No: 9607170028

#### E. AGREEMENT, AND THE TERMS AND PROVISIONS THEREOF:

Between: Pacific Ridge Properties L.L.C., Association of Unit  
Owners of Ridge Condominium  
And: Ronald A. Woolworth  
Dated: April 27, 2004  
Recorded: April 29, 2004  
Auditor's No: 200404290123  
Regarding: Storm water detention facility