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After Filing Return To:
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Skagit County Auditor
2/17/2016 Page

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\$75.00

SPECIAL WARRANTY DEED

Grantor(s):

1. Irina N. Mauritzen, individually and as nonintervention personal representative of the Estate of Hans W. Mauritzen, under King County, Washington Superior Court Cause No. 13-4-11223-7 SEA

Grantee(s):

1. Irina N. Mauritzen, as her separate estate

Abbreviated Legal Description (lot, block and plat name, or section-township-range):

Unit 102E BAYSIDE WEST

* Additional legal description is on page 1 of document

Assessor's Property Tax Parcel Account Number(s): P95674

Reference Numbers of Documents Assigned or Released (if applicable): N/A

SPECIAL WARRANTY DEED

THE GRANTOR, Irina N. Mauritzen, as nonintervention personal representative of the Estate of Hans W. Mauritzen, under King County, Washington Superior Court Cause No. 13-4-11223-7 SEA, without consideration and as a partial distribution of the estate, bargains, sells, and conveys to Irina N. Mauritzen, as her separate estate, Grantee, the following described real estate situated in the County of Skagit, State of Washington, subject to all agreements, conditions, covenants, deeds of trust, easements, liens, mortgages, restrictions, and other matters of record, and subject also to all defects, encumbrances, and other matters that would be disclosed by a thorough physical inspection and accurate ALTA/ACSM land title survey of the Property:

Unit 102E BAYSIDE WEST, a condominium, according to Amended Declaration thereof recorded under Auditor's File No. 9902080244, records of Skagit County, Washington, and Amended Survey Map and Plans thereof recorded in Volume 14 of Plats, Pages 156 through 158, records of Skagit County, Washington

Situated in Skagit County, Washington.

Irina N. Mauritzen, individually, joins in this conveyance and confirms that her community property interest in such property is intended to be conveyed to the above grantee, and hereby bargains, sells, and conveys such interest in the above-described property to the Grantee.

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 arise by statutory or other implication, and does hereby covenant that

