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Skagit County Auditor

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8/23/2016 Page

1 of

4 2:19PM

Return Address:

Gregory S. Petrie
Krutch Lindell
600 University Street, Suite 1701
Seattle WA 98101

Document Title(s): Special Warranty Deed

Grantor(s): Peggy Lange, Personal Representative of the Estate of John M. Pursell, deceased.

Grantee(s): Cascade Public Media, d/b/a KCTS Television

Abbreviated Legal Description:

1. Portion of Gov. Lot 3, of Section 27, WSP. 36N, Range 2 EWM
Skagit County, Washington.

2. Additional legal description is on page 2 of document

Assessor's Property Tax Parcel Account Number(s): P47198

ORIGINAL

PERSONAL REPRESENTATIVE'S SPECIAL WARRANTY DEED

1. **GRANTOR.** The undersigned Grantor, Peggy Lange, is the duly appointed, qualified and acting Personal Representative of the Estate of John M. Pursell.

2. **ESTATE.** John M. Pursell ("Decedent") died on January 29, 2015, and Peggy Lange was appointed Personal Representative on February 13, 2015 in the State of Washington Superior Court for King County in Cause No. 15-4-01069-4 (the "probate proceedings").

3. **NONINTERVENTION POWERS.** By Order of Solvency entered on February 13, 2015 in the probate proceedings, Grantor was authorized to settle the Estate without further court intervention or supervision.

4. **DESCRIBED PROPERTY.** Included among the Decedent's property was real property described as follows (the "Described Property"):

The West 150.08 feet of the following described tract of land:

That portion of Gov. Lot 3, of Section 27, TWP. 36N, range 2 EWM, lying between the west line of said lot 3 and the west line of "The Town of Samish on Samish Island, Whatcom County, W.T." as recorded in Vol. 2 of plats, page 71, records of Skagit County, Wash., and lying north of the north line of the right of way of the county road as conveyed in Vol. 188 of Deeds, page 458, records of Skagit County, Washington,

EXCEPT the east 779 feet thereof, and
EXCEPT the west 50 feet thereof, and

EXCEPT the east 20 feet of the above described Tract previously conveyed by Decedent John M. Pursell as a Boundary Line Adjustment under Skagit County Recording Number 9704040047.

5. **CONVEYANCE OF DECEDENT'S INTEREST IN DESCRIBED PROPERTY.** The Grantor, Peggy Lange, in fulfillment of her duties as Personal Representative in the probate of the Estate of John M. Pursell, grants, conveys, and confirms to Cascade Public Media d/b/a KCTS Television, all of the interest of the estate in the above real estate, including any interest therein which grantor may hereafter acquire, which interest represents all of the Decedent's interest at the time of his death.

6. **LIMITATION OF COVENANTS.** The Grantor for herself and for

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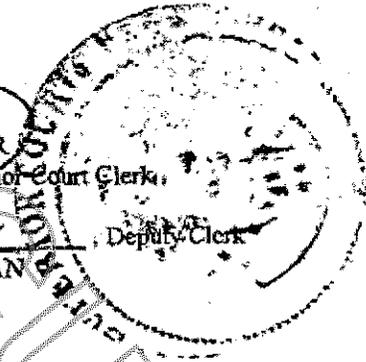
IN THE SUPERIOR COURT FOR THE STATE OF WASHINGTON
COUNTY OF KING

IN RE THE ESTATE OF JOHN PURSELL DECEASED	NO: 15-4-01069-4 SEA LETTERS TESTAMENTARY (LTRTS)
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The last will of the above named decedent was duly exhibited, proven and filed on February 13, 2015. It appears in and by said will that: PEGGY LANGE is named Executor(s) and by order of this court is authorized to execute said will according to law.

WITNESS my hand and seal of said Court: February 13, 2015.

BARBARA MINER
King County Superior Court Clerk,
By: R. FABIAN, Deputy Clerk



STATE OF WASHINGTON)
County of King)

I, BARBARA MINER, Clerk of the Superior Court of the State of Washington, for the County of King, do hereby certify that I have compared the foregoing copy with the original instrument as the same appears on file and of record in my office, and that the same is a true and perfect transcript of said original and of the whole thereof. IN TESTIMONY WHEREOF I have hereunto set my hand and affixed the Seal of said Superior Court at my office at Seattle on this date AUG 03 2016.

BARBARA MINER, Superior Court Clerk
By: [Signature], Deputy Clerk

• NOT OFFICIAL WITHOUT SEAL •

