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SKAOIT COUNTY WASH REAL ESTATE EXCISE 20164 OCT 14 2010	INGTON STAX		
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GRANTOR:	ALAN F. MESMAN, Individua the Estate of VICKIE M. MES	lly and as Personal I	Representative of
GRANTOR: GRANTEE:	ALAN F. MESMAN, Individua	lly and as Personal I MAN, Deceased	
	ALAN F. MESMAN, Individua the Estate of VICKIE M. MES	lly and as Personal I MAN, Deceased man as his separate	
GRANTEE:	ALAN F. MESMAN, Individua the Estate of VICKIE M. MES ALAN F. MESMAN, a married	lly and as Personal I MAN, Deceased man as his separate 34N R3E W.M.	
GRANTEE: Abbreviated	ALAN F. MESMAN, Individua the Estate of VICKIE M. MES ALAN F. MESMAN, a married PTN W 1/2 NE 1/4 SE 1/4 S31 7	lly and as Personal I MAN, Deceased man as his separate 34N R3E W.M. 3E W.M.	
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GRANTEE: Abbreviated Legals:	<b>ALAN F. MESMAN</b> , Individua the <b>Estate of VICKIE M. MES</b> <b>ALAN F. MESMAN</b> , a married PTN W 1/2 NE 1/4 SE 1/4 S31 7 PTN NE 1/4 SE 1/4 S31 T34N R PTN S 1/2 NW 1/4 SW 1/4 S32 PTN W 1/2 SW 1/4 SW 1/4 S32 PTN NW 1/4 SE 1/4 S32 T34N PTN SE 1/4 SE 1/4 S31 T34N R	lly and as Personal I MAN, Deceased man as his separate 34N R3E W.M. 3E W.M. 134N R3E W.M. T34N R3E W.M. 734N R3E W.M.	
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GRANTEE: Abbreviated Legals: Additional Legals on Page:	ALAN F. MESMAN, Individua the Estate of VICKIE M. MES ALAN F. MESMAN, a married PTN W 1/2 NE 1/4 SE 1/4 S31 7 PTN NE 1/4 SE 1/4 S31 734N R PTN S 1/2 NW 1/4 SW 1/4 S32 PTN W 1/2 SW 1/4 SW 1/4 S32 PTN W 1/2 SW 1/4 SW 1/4 S32 PTN NW 1/4 SE 1/4 S32 T34N PTN SE 1/4 SE 1/4 S31 T34N R	lly and as Personal I MAN, Deceased man as his separate 34N R3E W.M. 3E W.M. 134N R3E W.M. T34N R3E W.M. 734N R3E W.M.	estate 000 (P23056)
GRANTEE: Abbreviated Legals: Additional Legals on Page: Assessor's Tax	ALAN F. MESMAN, Individua the Estate of VICKIE M. MES ALAN F. MESMAN, a married PTN W 1/2 NE 1/4 SE 1/4 S31 7 PTN NE 1/4 SE 1/4 S31 T34N R PTN S 1/2 NW 1/4 SW 1/4 S32 PTN W 1/2 SW 1/4 SW 1/4 S32 PTN W 1/2 SW 1/4 SW 1/4 S32 PTN NW 1/4 SE 1/4 S32 T34N/ PTN SE 1/4 SE 1/4 S31 T34N R Exhibit "A" 340331-4-001-0001 (P22997)	lly and as Personal I MAN, Deceased man as his separate 34N R3E W.M. 3E W.M. 134N R3E W.M. T34N R3E W.M. 3E W.M. 3E W.M. 3A0332-3-063-0	estate 0000 (P23056) 008 (P23061)

THE GRANTOR, ALAN F. MESMAN, individually and in his capacity as the duly appointed, qualified and acting Personal Representative for the Estate of VICKIE M. MESMAN, Deceased, under Skagit County Superior Court Cause No. 14-4-00362-5, in distribution of said estate, hereby conveys and warrants to ALAN F. MESMAN, a married man as his separate estate, as GRANTEE, all of Grantor's interest, together with all after-acquired

Statutory Warranty Deed

title, in that certain real property situated in the County of Skagit, State of Washington, legally described as follows:

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

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

SS.

DATED: October 7, 2016.

ALAN F. MESMAN, Individually and as Personal Representative of the Estate of VICKIE M. MESMAN, Deceased

STATE OF WASHINGTON

COUNTY OF SKAGIT

I certify that I know or have satisfactory evidence that ALAN F. MESMAN is the person who appeared before me, and said person acknowledged that he was authorized to execute the instrument and acknowledged it individually and as the Personal Representative of the Estate of VICKIE M. MESMAN, Deceased, to be his free and voluntary act, for the uses and purposes mentioned in the instrument.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 7th day of October, 2016.

Notary Public State of Washington CASSANDRA CARR MY COMMISSION EXPIRES June 02, 2018 Cossula

Printed Name CASSANDRA CARR NOTARY PUBLIC in and for the state of Washington My Commission Expires

Statutory Warranty Deed

### EXHIBIT "A"

Legal Descriptions:

340331-4-001-0001 (P22997)

The West 1/2 of the Northeast 1/4 of the Southeast 1/4 of Section 31, Township 34 North, Range 3 East, W.M. EXCEPT roads.

# <u>340331-4-001-0100 (P22998)</u>

The Northeast 1/4 of the Southeast 1/4 of Section 31, Township 34 North, Range 3 East, W.M., EXCEPT the West 1/2 thereof, AND EXCEPT that portion conveyed to Skagit County by deed recorded July 14, 1950, under Auditor's File No. 448285.

### 340332-3-002-0100; (P23055)

The South 1/2 of the Northwest 1/4 of the Southwest 1/4 of Section 32, Township 34 North, Range 3 East, W.M., EXCEPT dike and drainage ditch rights of way, AND EXCEPT County Road.

#### 340332-3-003-0000; (P23056)

The West 1/2 of the Southwest 1/4 of the Southwest 1/4 of Section 32, Township 34 North, Range 3 East, W.M., EXCEPT Drainage District rights-of-way.

#### <u>340332-4-003-0008 (P23061)</u>

The Northwest 1/4 of the Southeast 1/4 lying West of the County Road as said road existed on April 21, 1951, of Section 32, Township 34 North, Range 3.

#### <u>340331-4-004-0200; (P119276)</u>

The Southeast 1/4 of the Southeast 1/4 of Section 31, Township 34, North, Range 3 East, W.M., EXCEPT Dodge Valley Road, AND EXCEPT Drainage District rightsof-way, AND EXCEPT the following described tracts:

1. Begin at the Northwest corner thereof; thence East 168.50 feet; thence South 194 feet; thence West 168.50 feet to the West line of said subdivision; thence North 194 feet to the point of beginning.

Exhibit "A" Statutory Warranty Deed 2. Begin at the Northwest corner thereof; thence South a distance of 194 feet along the West line of said 1/4 Section, to the true point of beginning; continue South along the West line of said 1/4 Section 201.65 feet; thence East parallel to the North line of said 1/4 Section a distance of 168.5 feet; thence North parallel to the West line of said 1/4 Section a distance of 201.65 feet; thence West parallel to the North line of said 1/4 Section 168.5 feet to the point of beginning,

EXCEPT that portion thereof lying within the right-of-way conveyed to Skagit County Auditor's File No. 457308, and commonly known as Dodge Valley Road,

ALSO EXCEPT drainage ditch rights-of-way, if any.

All situate in Skagit County, Washington.

Exhibit "A" Statutory Warranty Deed

# SUPERIOR COURT OF THE STATE OF WASHINGTON FOR SKAGIT COUNTY

ESTATE OF: VICKIE M. MESMAN

LETTERS TESTAMENTARY

CASE NO. 14-4-00362-5

- 1.1 The last will of VICKIE M. MESMAN late of Skagit County was duly exhibited proven and recorded in this court on OCTOBER 10, 2014.
- 1.2 In that will ALAN F. MESMAN named personal representative.
- 1.3 The personal representative has qualified.

CERTIFICATION

THIS IS TO CERTIFY THAT ALAN F. MESMAN is authorized by this court to execute the will of the above decedent according to law.

DATED OCTOBER 10, 2014

NANCY SCOTT COUNTY CLERK AND CLERK OF THE SUPERIOR COURT

BY KRISTEN DENTON, Deputy Clerk

III. CERTIFICATE OF COPY

STATE OF WASHINGTON)

COUNTY OF SKAGIT

I, NANCY SCOTT, Clerk of the Superior Court of Skagit County, certify that the above is a true and correct copy of the Letters Testamentary in the above-named case which was entered of record on OCTOBER 10, 2014.

I further certify that these letters are now in full force and effect.

) ss

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NANCY SCOTT COUNTY CLERK AND CLERK OF THE SUPERIOR COURT

**Deputy Clerk**