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Skagit County Auditor

\$76.00

8/3/2017 Page

1 of

3 10:59AM

After recording return document to:

ADAPTIVE LAW FIRM PS
904 South Third
Mount Vernon, WA 98273

POOR ORIGINAL

DOCUMENT TITLE: Special Warranty Deed

REFERENCE NUMBER OF RELATED DOCUMENT:

GRANTOR(S): Larry A. Wersen, Personal Representative of the Estate of
Marilyn L. Wersen

Skagit County Probate No. 16-4-00401-6

ADDITIONAL GRANTORS ON PAGE OF DOCUMENT.

GRANTEE(S): Larry A. Wersen, a single man

ADDITIONAL GRANTEES ON PAGE OF DOCUMENT.

ABBREVIATED LEGAL DESCRIPTION: Lot 2 of Wersen Building Site Plan 2-97

ADDITIONAL LEGAL DESCRIPTION ON PAGE(S) 2 OF DOCUMENT.

ASSESSOR'S TAX/PARCEL NUMBER(S): P122393

SPECIAL WARRANTY DEED

THE GRANTOR, **LARRY A. WERSEN, PERSONAL REPRESENTATIVE OF THE ESTATE OF MARILYN L. WERSEN**, Deceased, for and in fulfillment of the conditions set forth in the Last Will and Testament of **MARILYN L. WERSEN, Skagit County Probate No. 16-4-00401-6**, grants, bargains, sells, conveys and confirms to **LARRY A. WERSEN, a single man**, all of decedent's interest in the following-described real estate situate in the County of Skagit, State of Washington:

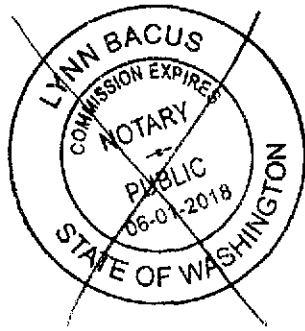
Parcel No. 122393

Lot 2 of the Wersen Binding Site Plan, recorded December 16, 2004, under Auditor's File No. 200412160084, and being a portion of the Southwest ¼ of the Southwest ¼ of Section 5, Township 34 North, Range 4 EWM.

Situate in the County of Skagit, State of Washington.

The Grantor for said estate 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 against all persons whomsoever lawfully claiming or to claim by, through or under said Grantor and not otherwise, she will forever warrant and defend the said-described real estate.

IN WITNESS WHEREOF, said Personal Representative has caused this instrument to be executed this 22nd day of June, 2017.



Larry A. Wersen
LARRY A. WERSEN, Personal Representative

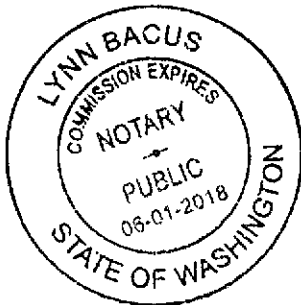
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20173629
AUG 03 2017

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

STATE OF WASHINGTON)
: SS
COUNTY OF SKAGIT)

On this day personally appeared before me, **LARRY A. WERSEN**, known to me to be the individual described in and who executed the within and foregoing instrument and acknowledged that he signed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 32 day of June, 2017.



Lynn Bacus
Notary Public in and for the State of Washington,
residing at Mount Vernon. My
commission expires: 6/1/2018