



201712050037

Return Address:
Edmonds Wills & Trusts
Kyle G. Ray, Attorney at Law
114 2nd Avenue South, Suite 101
Edmonds, WA 98020

Skagit County Auditor \$78.00
12/5/2017 Page 1 of 5 10:05AM

PERSONAL REPRESENTATIVE DEED

Grantor(s):

1. **PAMELA LYNN MEINERT** (PERSONAL REPRESENTATIVE FOR MICHAEL BELAIR MEINERT)

Grantee(s):

1. **PAMELA LYNN MEINERT**

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20175648
DEC 05 2017

Property Address:

Amount Paid \$ 0
Skagit Co. Treasurer
By HB Deputy

1. 10813 DRAWBRIDGE LANE, MOUNT VERNON, WA 98273

Abbreviated Legal Description:

1. (0.9600 ac) BAT 1ST DAM IN SMALL SLO S OF S & N RLY DT 19 DRAWBRIDGE OF SWINOMISH SLO TH ALG E LI SD SLO SLY 900FT M/L TO 2ND DAM TH E 10 OFT M/L TO SMALL SLO TH NWLY TPB EXC TR & TAX 5AB

Assessor's Property Tax Parcel Account Numbers:

1. P20281 / 340211-0-016-0007
2. P20283 / 340211-0-018-0005
3. P20284 / 340211-0-019-0004

PERSONAL REPRESENTATIVE DEED

The undersigned as Personal Representative of the Estate of **MICHAEL BELAIR MEINERT**, who died in the State of Washington on FEBRUARY 15, 2017, and whose estate is being probated in Skagit County, under Cause No. 00-0-00000-0 for and in consideration of the terms of the Order Granting Non-Intervention Powers conveys to: **PAMELA LYNN MEINERT**, **MICHAEL BELAIR MEINERT'S** share of the following described real estate in Skagit County, State of Washington:

Property Address: 10813 DRAWBRIDGE LANE, MOUNT VERNON, WA 98273

Tax Parcel Numbers: P20281 / 340211-0-016-0007;
P20283 / 340211-0-018-0005;
P20284 / 340211-0-019-0004.

Legal Description: PARCEL A: THAT PORTION OF GOVERNMENT LOTS 1 AND 2 OF SECTION 11, TOWNSHIP 34 NORTH, RANGE 2 EAST OF THE WILLAMETTE MERIDIAN, BOUNDED AS FOLLOWS: ON THE SOUTH BY THE NORTH LINE OF LOT "J", AS SHOWN ON THE MAP ENTITLED "PLAT OF A PORTION OF THE R. E. WHITNEY ESTATE", AND FILED FOR RECORD IN VOLUME 26 OF DEEDS, PAGE 461, IN THE AUDITOR'S OFFICE OF SKAGIT COUNTY, WASHINGTON; ON THE EAST BY A SMALL SLOUGH, SOMETIMES DESIGNATED AS "BRIDGE SLOUGH"; ON THE WEST BY THE WESTERLY LINE OF SAID GOVERNMENT LOTS 1 AND 2; ON THE NORTH BY THE SOUTHERLY LINE OF THE RIGHT-OF-WAY OF THE PRIMARY STATE HIGHWAY NO. 1, AS CONVEYED TO THE STATE OF WASHINGTON BY DEED RECORDED SEPTEMBER 6, 1938, UNDER AUDITOR'S FILE NO. 305469, RECORDS OF SKAGIT COUNTY, WASHINGTON; EXCEPT THAT PORTION THEREOF DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE SOUTH LINE OF THE RIGHT-OF-WAY OF SAID STATE HIGHWAY, WHICH POINT IS 1 ROD WEST OF WHERE SAID HIGHWAY INTERSECTS A SMALL SLOUGH, WHICH IS APPROXIMATELY 870 FEET EAST OF THE EAST MEANDER LINE OF SWINOMISH SLOUGH; THENCE WEST ALONG THE SOUTH LINE OF SAID HIGHWAY RIGHT-OF-WAY 870 FEET TO THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE FROM SAID POINT OF BEGINNING, RUN EAST ALONG SAID HIGHWAY RIGHT-OF-WAY LINE 185 FEET; THENCE SOUTH 150 FEET; THENCE WEST TO THE WEST LINE OF SAID GOVERNMENT LOT 1; THENCE NORTHERLY ALONG SAID LINE TO THE POINT OF BEGINNING; ALSO EXCEPT THAT PORTION CONDEMNED BY THE STATE OF WASHINGTON IN DECREE

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OF APPROPRIATION ENTERED JUNE 7, 1971, UNDER SUPERIOR COURT CAUSE NO. 31592, FOR SR 536. PARCEL B: THAT PORTION OF GOVERNMENT LOT 1, SECTION 11, TOWNSHIP 34 NORTH, RANGE 2 EAST OF THE WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE SOUTH LINE OF THE RIGHT-OF-WAY OF PRIMARY STATE HIGHWAY NO. 1, AS CONVEYED TO THE STATE OF WASHINGTON BY DEED RECORDED SEPTEMBER 6, 1938, UNDER AUDITOR'S FILE NO. 305469, WHICH POINT IS 1 ROD WEST OF WHERE SAID HIGHWAY INTERSECTS A SMALL SLOUGH, WHICH IS APPROXIMATELY 870 FEET EAST OF THE EAST MEANDER LINE OF SWINOMISH SLOUGH; THENCE WEST ALONG THE SOUTH LINE OF SAID HIGHWAY RIGHT-OF-WAY 838 FEET TO THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE FROM SAID POINT OF BEGINNING, RUN EAST ALONG THE SOUTH LINE OF SAID HIGHWAY RIGHT-OF-WAY 79 FEET; THENCE SOUTH AT RIGHT ANGLES 90 FEET; THENCE WEST AT RIGHT ANGLES 105 FEET; THENCE NORTHERLY IN A STRAIGHT LINE TO THE POINT OF BEGINNING; EXCEPT THAT PORTION CONDEMNED BY THE STATE OF WASHINGTON IN DECREE OF APPROPRIATION ENTERED JUNE 7, 1971, UNDER SUPERIOR COURT CAUSE NO. 31592, FROM SR 536. PARCEL C: THAT PORTION OF GOVERNMENT LOTS 1 AND 2 OF SECTION 11, TOWNSHIP 34 NORTH, RANGE 2 EAST OF THE WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS: LOT "H", AS SHOWN ON THE MAP ENTITLED "PLAT OF A PORTION OF THE R. E. WHITNEY ESTATE", AND FILED FOR RECORD IN VOLUME 26 OF DEEDS, PAGE 461, IN THE AUDITOR'S OFFICE OF SKAGIT COUNTY, WASHINGTON; EXCEPT ANY PORTION THEREOF LYING NORTH OF THE SOUTHERLY LINE OF THE RIGHT-OF-WAY OF STATE PRIMARY HIGHWAY NO. 1, AS CONVEYED TO THE STATE OF WASHINGTON BY DEED RECORDED SEPTEMBER 6, 1938, UNDER AUDITOR'S FILE NO. 305469, RECORDS OF SKAGIT COUNTY, WASHINGTON; ALSO EXCEPT THAT PORTION CONDEMNED BY THE STATE OF WASHINGTON IN DECREE OF APPROPRIATION ENTERED JUNE 7, 1971, UNDER SUPERIOR COURT CAUSE NO. 31592, FOR SR 536. PARCEL D: THAT PORTION OF GOVERNMENT LOT 1, SECTION 11, TOWNSHIP 34 NORTH, RANGE 2 EAST OF THE WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE SOUTH LINE OF THE RIGHT-OF-WAY OF PRIMARY STATE HIGHWAY NO. 1, AS CONVEYED TO THE STATE OF WASHINGTON BY DEED RECORDED SEPTEMBER 6, 1938, UNDER AUDITOR'S FILE NO. 305469, RECORDS OF SKAGIT COUNTY, WASHINGTON, WHICH POINT IS 1 ROD WEST OF WHERE SAID HIGHWAY INTERSECTS A SMALL SLOUGH, WHICH IS APPROXIMATELY 870 FEET EAST OF THE EAST MEANDER LINE OF SWINOMISH SLOUGH; THENCE WEST ALONG THE SOUTH LINE OF SAID HIGHWAY RIGHT-OF-WAY 870 FEET TO THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE FROM SAID POINT OF BEGINNING, RUN EAST ALONG SAID HIGHWAY RIGHT-OF-WAY LINE 185 FEET; THENCE SOUTH 150 FEET; THENCE WEST TO THE WEST LINE OF SAID GOVERNMENT LOT 1; THENCE NORTHERLY ALONG SAID LINE TO THE POINT OF BEGINNING; EXCEPTING THEREFROM THE FOLLOWING DESCRIBED PARCELS: (A) BEGINNING AT A POINT ON THE SOUTH LINE OF THE RIGHT-OF-WAY OF PRIMARY STATE HIGHWAY NO. 1, WHICH POINT IS 1 ROD WEST OF WHERE SAID HIGHWAY INTERSECTS A SMALL SLOUGH, WHICH IS APPROXIMATELY 870 FEET EAST OF THE EAST MEANDER LINE OF SWINOMISH SLOUGH; THENCE WEST ALONG THE SOUTH LINE OF SAID HIGHWAY RIGHT-OF-WAY 838 FEET TO THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE FROM SAID POINT OF BEGINNING RUN EAST ALONG THE SOUTH LINE OF SAID HIGHWAY RIGHT-OF-WAY 79 FEET; THENCE SOUTH AT RIGHT ANGLES 90 FEET; THENCE WEST AT RIGHT ANGLES 105 FEET; THENCE NORTHERLY IN A STRAIGHT LINE TO THE POINT OF BEGINNING; (B) BEGINNING AT A POINT ON THE SOUTH LINE OF THE RIGHT OF WAY OF PRIMARY STATE HIGHWAY NO. 1, WHICH POINT IS 1 ROD WEST OF WHERE SAID HIGHWAY INTERSECTS A SMALL SLOUGH, WHICH IS APPROXIMATELY 870 FEET EAST OF THE EAST MEANDER LINE OF

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SWINOMISH SLOUGH; THENCE WEST ALONG THE SOUTH LINE OF SAID HIGHWAY RIGHT-OF-WAY 759 FEET; THENCE SOUTH AT RIGHT ANGLES 90 FEET TO THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE FROM SAID POINT OF BEGINNING, RUN SOUTHERLY ON THE PROJECTION OF THE LAST DESCRIBED LINE A DISTANCE OF 60 FEET; THENCE WESTERLY AT RIGHT ANGLES TO WITHIN 1 ROD OF THE EAST DIKE ALONG THE EAST SIDE OF SWINOMISH SLOUGH; THENCE NORTHERLY TO THE SOUTHWEST CORNER OF THE TRACT DESCRIBED AS PARCEL (A) ABOVE; THENCE EASTERLY IN A STRAIGHT LINE TO THE POINT OF BEGINNING; (C) THAT PORTION CONDEMNED BY THE STATE OF WASHINGTON IN DECREE APPROPRIATION ENTERED JUNE 7, 1971, UNDER SUPERIOR COURT CAUSE NO. 31592, FOR SR 536. ALL OF WHICH ARE SUBJECT TO THAT EASEMENT GRANTED TO CASCADE NATURAL GAS ON JANUARY 22, 1992 AND RECORDED JANUARY 31, 1992 WITH THE SKAGIT COUNTY RECORDER'S OFFICE UNDER NUMBER 9201310072 AND DESCRIBED AS FOLLOWS: A STRIP OF LAND 50.0 FEET IN WIDTH, EXTENDING FROM THE NORTHERLY LINE OF THE ABOVE DESCRIBED PARCEL "B" IN A SOUTHWESTERLY AND WESTERLY DIRECTION ACROSS PARCELS A, B AND C TO THE EASTERLY MEANDER LINE OF SWINOMISH SLOUGH, WHICH MEANDER LINE IS ALSO THE WESTERLY LINE OF SAID PARCEL "A"; THE CENTERLINE OF WHICH SAID 50-FOOT STRIP IS DESCRIBED AS FOLLOWS: BEGINNING AT A POINT OF INTERSECTION OF THE NORTHERLY LINE OF THAT PORTION OF SAID PARCEL "B" LYING SOUTHERLY OF THE SOUTHERLY RIGHT-OF-WAY MARGIN OF STATE HIGHWAY NO. 20, WITH A LINE THAT PASSES THROUGH THE EAST LINE OF SAID SECTION 11, AT A POINT WHICH IS SOUTH 0°29'55" WEST 839.88 FEET FROM THE NORTHEAST CORNER OF SAID SECTION 11, AND WHICH HAS A BEARING OF SOUTH 44°42'44" WEST; THENCE SOUTH 44°42'44" WEST 277.07 FEET TO AN ANGLE POINT; THENCE SOUTH 13°48'04" WEST 574.19 FEET; THENCE SOUTH 77°39'07" WEST A DISTANCE OF 396.93 FEET, THENCE NORTH 78°31'34" WEST TO THE EASTERLY MEANDER LINE OF SWINOMISH SLOUGH AND THE TERMINUS OF SAID DESCRIBED CENTERLINE. ALL SITUATE IN SKAGIT COUNTY, WASHINGTON.

Dated this 21st day of July, 2017.

GRANTOR:

Pamela Lynn Meinert

**PAMELA LYNN MEINERT
PERSONAL REPRESENTATIVE**

STATE OF WASHINGTON)

) ss.

County of SKAGIT)

I certify that I know or have satisfactory evidence that **PAMELA LYNN MEINERT** is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in the instrument.

Thomas Lee Otis

NOTARY PUBLIC in and for the State of Washington,
residing at Bothell.

My Commission Expires: 05-31-2020

