



**201806080051**

06/08/2018 11:38 AM Pages: 1 of 3 Fees: \$101.00  
Skagit County Auditor

**AFTER RECORDING MAIL TO:**

Kristine F. Leander  
5608 34th N.W.  
Seattle, WA 98107

Filed for Record at Request of:  
Land Title & Escrow of Skagit & Island County  
Escrow No.: 01-166923-OE ✓

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
2018 2466  
JUN 08 2018

Amount Paid \$9083.<sup>00</sup>  
Skagit Co. Treasurer  
By *MM* Deputy

*Land Title*

**BARGAIN AND SALE DEED**

**THE GRANTOR W. Larry Leander, Personal Representative of the Estate of Frances H. Leander, also known as Frances Caroline Hall Leander, deceased, per Skagit County Superior Court Probate No. 06-4-00057-9 or and in consideration of FIVE HUNDRED TEN THOUSAND AND NO/100 Dollars \$510,000.00, in hand paid, bargains, sells, and conveys to KRISTINE F. LEANDER, a single person the following described estate, situated in the County of Skagit, State of Washington:**

PARCEL "A":

*P21369 And P21370*

That portion of the tidelands of the second class as conveyed by the State of Washington, in front of and abutting upon Government Lot 5, Section 19, Township 34 North, Range 2 East, W.M., described as follows:

Beginning at a point in the Government meander line 50 feet East of the East line of Block 219, Block 219, "MAP OF FIDALGO CITY, SKAGIT CO., WASHINGTON," as per plat recorded in Volume 2 of Plats, pages 113 and 114, records of Skagit County, Washington, on said East line extended; thence East along said meander line 65 feet; thence South to the line of mean low tide; thence West 65 feet, more or less, to a point South of the point of beginning; thence North to the point of beginning.

ALSO, the South 11 feet of the West 15 feet of Lot 14 of Block 220, "MAP OF FIDALGO CITY, SKAGIT CO., WASHINGTON," as per plat recorded in Volume 2 of Plats, pages 113 and 114, records of Skagit County, Washington.

TOGETHER WITH that portion of vacated Front Street adjoining, and TOGETHER WITH that portion of the East 25 feet of vacated Potter Street adjoining, lying Southerly of the North line of said premises extended West and running to the meander line.

TOGETHER WITH the North 25 feet of the South 36 feet of that portion of vacated East 25 feet of Potter Street abutting upon Lots 14 and 15, Block 220, "MAP OF FIDALGO CITY, SKAGIT CO., WASHINGTON," as per plat recorded in Volume 2 of Plats, pages 113 and 114, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

The West 1/2 of the Southeast 1/4 of the Southeast 1/4 of Section 10, Township 34 North, Range 3 East, W.M., Skagit County, Washington, EXCEPT the South 30 feet thereof.

Situate in the County of Skagit, State of Washington.

PARCEL "C":

The East 1/2 of the Southeast 1/4 of the Southeast 1/4 of Section 10, Township 34 North, Range 3 East, W.M.,

EXCEPT the West 148 feet of the East 490 feet of the South 294 feet;

ALSO, EXCEPT the South 30 feet thereof.

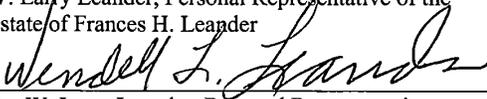
Situate in the County of Skagit, State of Washington.

Tax Parcel Number(s): **P21370, 340310-4-009-0008, P21369, 340310-4-008-0009, P73343, 4101-220-014-0008, P20536, 340219-0-051-0005, P20538, 340219-0-053-0003**

The Grantor for himself/herself and for his/her successors in interest does by these presents expressly limit the covenants of the deed to those herein expressed, and exclude 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, he/she will forever warrant and defend the said described real estate.

Dated: **May 30, 2018**

W. Larry Leander, Personal Representative of the Estate of Frances H. Leander

  
By: W. Larry Leander, Personal Representative

STATE OF Washington }  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that W. Larry Leander is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated he is authorized to execute the instrument as Personal Representative of Estate of Frances H. Leander, also known as Frances Caroline Hall Leander, deceased to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: May 30, 2018



Shelley Miner  
Notary Public in and for the State of Washington  
Residing Mount Vernon  
My appointment expires: 5/15/19

