

When recorded return to:

Blake Lootens, Margaret Hanowell  
17194 Dunbar Road  
Mount Vernon, WA 98273



**201807110085**

07/11/2018 03:47 PM Pages: 1 of 3 Fees: \$101.00  
Skagit County Auditor

Filed for Record at Request of  
Land Title & Escrow of Skagit & Island County  
Escrow Number: 01-167874-OE ✓

Grantor: Estate of John N. Hocking  
Grantee: Blake Lootens and Margaret Hanowell

**SPECIAL WARRANTY DEED**  
*Land Title and Escrow* (Not Statutory)

THE GRANTOR RITA HOCKING-KOMBOL , Personal Representative of the Estate of John N. Hocking, an unmarried individual, deceased, Superior Court of the State of Washington, Skagit County, Superior Court Probate Cause No. 18-4-00073-29

for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, bargains, sells and conveys to BLAKE LOOTENS, a single person, and MARGARET HANOWELL, a single person the following described estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn NW 1/4 NW 1/4, 24-34-3 E W.M.

For full legal See Attached Exhibit "A"

Tax Parcel Number(s): 340324-2-005-0307, P22607

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title & Escrow of Skagit & Island County's Preliminary Commitment No. 01-167874-OE.

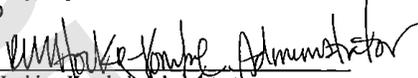
Dated July 3, 2018

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

201803025  
JUL 11 2018

Amount Paid \$ 5574.40  
Skagit Co. Treasurer  
By 81 Deputy

RITA HOCKING-KOMBOL, as Personal  
Representative of the Estate of John N. Hocking,  
deceased, Superior Court of the State of Washington,  
Skagit County, Superior Court Probate Cause No. 18-  
4-0073-29

  
By: Rita Hocking-Kombol, Administrator

STATE OF Washington }  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Rita Hocking-Kombol  
signed this instrument, on oath stated that he / she / they are authorized to execute  
the instrument and acknowledged it as the Personal Representative of The  
Estate of John N. Hocking, deceased, Superior Court of the State of Washington,  
Skagit County, Superior Court Probate Cause No. 18-4-00073-29 to be the free  
and voluntary act of such party for the uses and purposes mentioned in this  
instrument.

Dated: July 11th 2018 Karen Ashley  
Karen Ashley  
Notary Public in and for the State of Washington  
Residing at Sedro-Woolley  
My appointment expires: 9/11/2018



**EXHIBIT A**

The East ½ of the Northwest ¼ of the Northwest ¼, of Section 24, Township 34 North, Range 3 East, W.M.;

EXCEPT the East 5 acres thereof;

EXCEPT the South 10 acres of the West 30 rods thereof;

AND EXCEPT the West 369 feet thereof;

AND ALSO EXCEPT the Dunbar County Road running along the North line thereof. (Also known as Tract 4 of Skagit County Short Plat No. 14-72).

TOGETHER WITH that portion of Tract 2 of Skagit County Short Plat No. 37-84, recorded in Volume 6 of Short Plats, page 177, records of Skagit County, Washington; being a portion of the Northwest ¼ of the Northwest ¼ of Section 24, Township 34 North, Range 3 East, W.M., described as follows:

The East 123 feet of the North 55 feet of said Tract 2.

Situate in the County of Skagit, State of Washington.