

AFTER RECORDING MAIL TO:

**Sondra P. Muggee , Trustee
17892 Cobahud Road
La Conner, WA 98257**

**Filed for Record at Request of:
Land Title & Escrow of Skagit & Island County
Escrow No.: 02-175668-OE**

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 2020-922
Mar 13 2020
Amount Paid \$1318.60
Skagit County Treasurer
By Marissa Guerrero Deputy

Statutory Warranty Deed

THE GRANTOR PAMELA DOWLER POWELL, as her separate property for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to SONDRA P MUGGEE, Trustee of THE SONDRA MUGGEE LIVING TRUST, dated January 4, 1996 the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:
Tr. 38, Cobahud Waterfront Tracts.

For Full Legal See Attached Exhibit "A"

Tax Parcel Number(s): S3402340046, 5103-000-038-0000, P129619

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 and Escrow Company's Preliminary Commitment No. 02-175668-OE.

Dated February 11, 2020

Pamela Dowler Powell
Pamela Dowler Powell

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Pamela Dowler Powell is /are the person(s) who appeared before me, and said person(s) acknowledged that he /she /they signed this instrument and acknowledged it to be his /her /their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: February 13, 2020

Diane M Mills

Diane M Mills

Notary Public in and for the State of Washington

Residing at Milton

My appointment expires: May 9, 2021

Expires _____

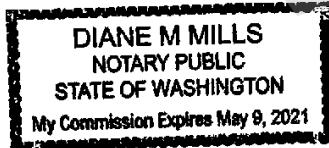


EXHIBIT A

A leasehold interest in the following described property:

That portion of Government Lot 4, Section 34, Township 34 North, Range 2 East, W.M., Skagit County, Washington, described as follows:

Beginning at a point on the East line of said Section 3, North 2°31' West a distance of 550 feet from the Southeast corner thereof;
thence continue North 2°31' West a distance of 50 feet;
thence South 89°47' West to the line of ordinary high tide on Skagit Bay;
thence Southerly along said line to a point that bears South 89°47' West from the Point of Beginning;
thence North 89°47' East to the Point of Beginning.

EXCEPT that portion of said premises lying East of the following described line:

Beginning at a point on the South line of said Section South 89°47' West a distance of 131.2 feet from the Southeast corner thereof;
thence North 4°00' West a distance of 905.4 feet to the terminus of this line description.

(Also known as Tract 38 of the unrecorded plat of "COBAHUD WATERFRONT TRACTS – SWINOMISH RESERVATION, SKAGIT COUNTY, WASHINGTON") on file with the U.S. Department of the Interior Bureau of Indian Affairs, Western Washington Indian Agency, Everett, Washington.

Situate in the County of Skagit, State of Washington.