

AFTER RECORDING MAIL TO:
Jennifer Doehne
Eisenhower Carlson PLLC
909 A Street, Suite 600
Tacoma, WA 98402

Real Estate Excise Tax
Exempt
Skagit County Treasurer
By Lena Thompson
Affidavit No. 20237634
Date 08/11/2023

Grantor:	Barbara Lund and Lydia Lund as Co-Personal Representatives of the Estate of George Lund
Grantee:	Barbara P. Lund, an unmarried individual
Abbr. Legal:	WOOD'S PLAT TO ANA N1/2 OF BLK 5 & 1/2 VAC STS ADJOINING BLK 5
Tax Parcel No.:	P60861, P60864, P60866

SPECIAL WARRANTY DEED

The Grantors, BARBARA LUND AND LYDIA LUND, as Co-Personal Representatives of the Estate of George Lund which estate was filed in Pierce County Superior Court under Cause No. 22-4-02435-9, in consideration of distribution of an estate, conveys and warrants to Barbara P. Lund, an unmarried individual, all of its interest in the following described real estate situated in Skagit County, Washington, including any interest therein which Grantors may hereafter acquire:

See Schedule A.

Commonly Known As: 5513 Homestead Lane, Anacortes, Washington 98221

The Grantors, for themselves and for their successors in interest, do by these presents expressly limit the covenants of this Special Warranty 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 the Grantors and not otherwise, they will forever warrant and defend the real estate described herein.

[Signature Page to Follow]

Tax Parcel No.s: P60861, P60864, P60866

IN WITNESS WHEREOF, We have hereunto set our hands and seal this 13th day of July, 2023.

GRANTORS:

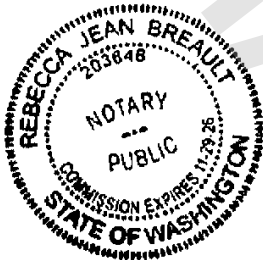
Barbara Lund

BARBARA LUND,
Co-Personal Representative

STATE OF WASHINGTON)
) ss.
COUNTY OF PIERCE)

I certify that I know or have satisfactory evidence that Barbara Lund is the person who appeared before me, and said person acknowledged that she signed this instrument, on oath stated that she is authorized to execute the instrument and acknowledged it as the personal representative of the Estate of George Lund, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED this 13th day of July, 2023.



Rebecca Breault

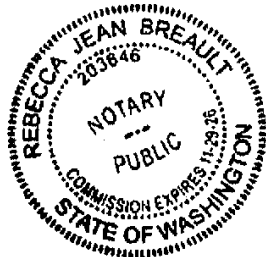
Print Name: Rebecca Jean Breault
NOTARY PUBLIC in and for the state of
Washington, residing in Eatonville
My commission expires: November 29, 2026

Lydia Lund
LYDIA LUND,
Co-Personal Representative

STATE OF WASHINGTON)
) ss.
COUNTY OF PIERCE)

I certify that I know or have satisfactory evidence that Lydia Lund is the person who appeared before me, and said person acknowledged that she signed this instrument, on oath stated that she is authorized to execute the instrument and acknowledged it as the personal representative of the Estate of George Lund, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED this 13th day of July, 2023.



Rebecca Breault

Print Name: Rebecca Jean Breault
NOTARY PUBLIC in and for the state of
Washington, residing in Eatonville
My commission expires: November 29, 2026

EXHIBIT A
TPN 372380-0403-06

LEGALLY DESCRIBED AS:

The North half of block 5, and all of blocks 7 and 9, Wood's Plat of North Anacortes, according to the Plat thereof recorded in volume 2 of Plats, page 37, records of Skagit County, Washington;

Together with those portions of Dayton, Aberdeen and Whatcom Streets and Seattle Avenue, which upon vacation April 1, 1940 in Skagit County Commissioners File No. 5850, reverted to said premises by operation of law.

SUBJECT TO:

Restrictions, reservations, and easements of record.