



202308230067

08/23/2023 02:35 PM Pages: 1 of 10 Fees: \$212.50
Skagit County Auditor

When recorded return to:
Jeff Hofeditz
2213 Old Highway 99 North Road
Burlington, WA 98233

*Excise # 774
Pd March 6, 1980
Pd \$ 607.20*
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Fulfillment
AUG 23 2023

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

1835 Barkley Boulevard, Suite 105
Bellingham, WA 98226

Amount Paid \$ —
By Skagit Co. Treasurer
Deputy

CT

Escrow No.: 245457794

STATUTORY WARRANTY DEED
Fulfillment

THE GRANTOR(S)

Linda Fast, Vikki Soffoniason, Melodie Finnsen, Gregory Finnsen, Jr., Darin Finnsen, Michael Finnsen, Lawrence Finnsen, and Angela Finnsen, as sole heirs of the Estate of Ciella W. Finnsen, deceased who was surviving spouse of Steinie M. Finnsen aka S. M. Finnsen, deceased

for and in consideration of Ten And No/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, conveys and warrants to

Jeff Hofeditz, as a separate estate

the following described real estate, situated in the County of Skagit, State of Washington:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Abbreviated Legal: (Required if full legal not inserted above.)

PTN OF NE 1/4 NE 1/4 OF 18-36-4 & NW 1/4 NW 1/4 OF 17-36-4

Tax Parcel Number(s): P49291 / 360417-0-009-0006,

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated March 1st, 1980 and conditioned for the conveyance of the above described property, and the covenants of warranty herein contained shall not apply to any title, interest or encumbrance arising by, through or under the purchaser in said contract, and shall not apply to any taxes, assessments or other charges levied, assessed or becoming due subsequent to the date of said contract.

Real Estate Excise Tax was paid on this sale or stamped exempt on March 6, 1980, receipt number 774. *Auditor's File Number 8003060021*

STATUTORY WARRANTY DEED
Fulfillment
(continued)

Dated: 6-28-2023

The Estate of Clella W. Finnson

Linda Fast
By: Linda Fast, Heir

Vikki Finnson
By: Vikki ~~Sorenson~~ Finnson, Heir

Melodie Finnson
By: Melodie Finnson, Heir

Gregory Finnson, Jr.
By: Gregory Finnson, Jr., Heir

Darin Finnson
By: Darin Finnson, Heir

By: Michael Finnson, Heir

By: Lawrence Finnson, Heir

By: Angela Finnson, Heir

Vivian Lee Finnson
By: Vivian Lee Finnson, Heir

STATUTORY WARRANTY DEED
Fulfillment
(continued)

Dated: 7/3/23

The Estate of Clella W. Finnson

By: Linda Fast, Heir

By: Vikki Soffoniason, Heir

By: Melodie Finnson, Heir

By: Gregory Finnson, Jr., Heir

By: Darin Finnson, Heir

By: Michael Finnson, Heir

By: Lawrence Finnson, Heir

x Angela Finnson
By: Angela Finnson, Heir

STATUTORY WARRANTY DEED
Fulfillment
(continued)

Dated: 6-28-2023

The Estate of Ciella W. Finnsen

By: Linda Fast, Heir

By: Vicki Soffoniason, Heir

By: Melodie Finnsen, Heir

By: Gregory Finnsen, Jr., Heir

By: Darin Finnsen, Heir

Michael Finnsen
By: Michael Finnsen, Heir

By: Lawrence Finnsen, Heir

By: Angela Finnsen, Heir

STATUTORY WARRANTY DEED

Fulfillment

(continued)

State of wa
County of whatcom

This record was acknowledged before me on 6-14-23 by Linda ^{Finson}
as Heir of the Estate of Clella W. Finnson.

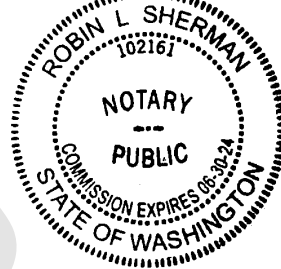
Robin L Sherman
(Signature of notary public)
Notary Public in and for the State of wa
My commission expires: 6-30-2024



State of wa
County of whatcom

This record was acknowledged before me on 6-14-23 by Vikki ^{Finson} ~~Sefferson~~
as Heir of the Estate of Clella W. Finnson.

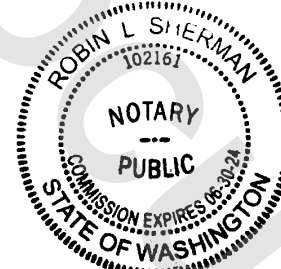
Robin L Sherman
(Signature of notary public)
Notary Public in and for the State of wa
My commission expires: 6-30-2024



State of wa
County of whatcom

This record was acknowledged before me on 6-14-23 by Melodie Finnson
as Heir of the Estate of Clella W. Finnson.

Robin L Sherman
(Signature of notary public)
Notary Public in and for the State of wa
My commission expires: 6-30-2024

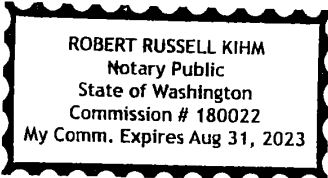


STATUTORY WARRANTY DEED
Fulfillment
(continued)

State of WASHINGTON
County of Whatcom

This record was acknowledged before me on 6-20-23 by Gregory Finnson, Jr.
as Heir of the Estate of Clella W. Finnson.

[Signature]
(Signature of notary public)
Notary Public in and for the State of WA.
My commission expires: 8/31/23



State of wa
County of Whatcom

This record was acknowledged before me on 6-15-23 by Darin Finnson
as Heir of the Estate of Clella W. Finnson.

[Signature]
(Signature of notary public)
Notary Public in and for the State of wa
My commission expires: 6-30-2024



State of _____
County of _____

This record was acknowledged before me on _____ by Michael Finnson
as Heir of the Estate of Clella W. Finnson.

(Signature of notary public)
Notary Public in and for the State of _____
My commission expires: _____

STATUTORY WARRANTY DEED
Fulfillment
(continued)

State of _____
County of _____

This record was acknowledged before me on _____ by Gregory Finnson, Jr.
as Heir of the Estate of Clella W. Finnson.

(Signature of notary public)
Notary Public in and for the State of _____
My commission expires: _____

State of _____
County of _____

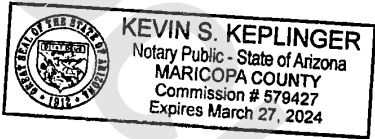
This record was acknowledged before me on _____ by Darin Finnson
as Heir of the Estate of Clella W. Finnson.

(Signature of notary public)
Notary Public in and for the State of _____
My commission expires: _____

State of Arizona
County of Maricopa

This record was acknowledged before me on 6/23/2023 by Michael Finnson X
as Heir of the Estate of Clella W. Finnson.

(Signature of notary public)
Notary Public in and for the State of Arizona
My commission expires: 3/27/2024



STATUTORY WARRANTY DEED
Fulfillment
(continued)

State of _____
County of _____

This record was acknowledged before me on _____ by Lawrence Finnson
as Heir of the Estate of Clella W. Finnson.

(Signature of notary public)
Notary Public in and for the State of _____
My commission expires: _____

State of WA
County of Clark

This record was acknowledged before me on 7/3/23 by Angela Finnson
as Heir of the Estate of Clella W. Finnson.

J L Blanchard
(Signature of notary public)
Notary Public in and for the State of WA
My commission expires: 8/1/2025

Notary Public
State of Washington
J L Blanchard
Commission No. 145545
Commission Expires 08-01-25

STATUTORY WARRANTY DEED
Fulfillment
(continued)

State of _____
County of _____

This record was acknowledged before me on _____ by Lawrence Finnson
as Heir of the Estate of Clella W. Finnson.

(Signature of notary public)
Notary Public in and for the State of _____
My commission expires: _____

State of _____
County of _____

This record was acknowledged before me on _____ by Angela Finnson
as Heir of the Estate of Clella W. Finnson.

(Signature of notary public)
Notary Public in and for the State of _____
My commission expires: _____

State of wa
County of Whatcom

This record was acknowledged before me on 6-14-23 by Vivian Lee Finnson
as Heir of the Estate of Clella W. Finnson.

Robin L Sherman
(Signature of notary public)
Notary Public in and for the State of wa
My commission expires: 6-30-2024

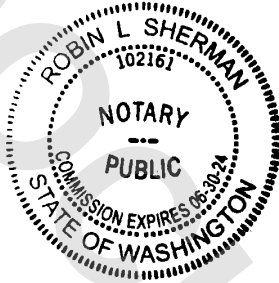


EXHIBIT "A"
Legal Description

UNCONFIRMED DOCUMENT

THAT PORTION OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 18, AND OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 17, ALL IN TOWNSHIP 36 NORTH, RANGE 4 EAST, W.M., DESCRIBED AS FOLLOWS:
BEGINNING AT THE SOUTHEAST CORNER OF SAID NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 18;
THENCE NORTH ALONG THE EAST LINE OF SAID NORTHEAST QUARTER OF NORTHEAST QUARTER, 254 FEET;
THENCE WEST PARALLEL TO THE SOUTH LINE OF SAID NORTHEAST QUARTER OF NORTHEAST QUARTER, 149.65 FEET TO THE EASTERLY LINE OF THE STATE HIGHWAY RIGHT-OF-WAY AND THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION;
THENCE FROM SAID TRUE POINT OF BEGINNING RUN EAST PARALLEL TO THE SOUTH LINE OF SAID NORTHEAST QUARTER OF NORTHEAST QUARTER AND SAID LINE PRODUCED A DISTANCE OF 232.65 FEET, MORE OR LESS, TO AN EXISTING NORTH AND SOUTH FENCE LINE LOCATED IN THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 17;
THENCE SOUTHERLY ALONG SAID EXISTING FENCE LINE A DISTANCE OF 243 FEET TO THE INTERSECTION WITH AN EXISTING EAST AND WEST FENCE LINE;
THENCE WESTERLY ALONG THE EXISTING EAST AND WEST FENCE LINE A DISTANCE OF 115 FEET, MORE OR LESS, TO THE EASTERLY LINE OF SAID STATE HIGHWAY RIGHT-OF-WAY ;
THENCE NORTHWESTERLY ALONG THE EASTERLY LINE OF SAID STATE HIGHWAY RIGHT-OF-WAY TO THE TRUE POINT OF BEGINNING;
(SAID "EXISTING FENCE LINES" BEING AS THEY WERE LOCATED AND ESTABLISHED ON JUNE 25, 1962 IN SUPERIOR COURT CAUSE NO. 26464).
SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.