



202310110033

10/11/2023 03:06 PM Pages: 1 of 3 Fees: \$207.50
Skagit County Auditor

Return Address:

Document Title:

Deed

Reference Number (if applicable): _____

Grantor(s):

additional grantor names on page ____.

- 1) Patricia A. Crow
- 2) Michael S Crow Estate

Grantee(s):

additional grantor names on page ____.

- 1) Patricia A Crow
- 2) _____

Abbreviated Legal Description:

full legal on page(s) ____.

PTN 31/36/05

Assessor Parcel /Tax ID Number:

additional parcel numbers on page ____.

P51201

FILED FOR RECORD AT REQUEST OF:

PATRICIA A. CROW c/o
TRIVETT LAW OFFICES
1031 State Ave, Suite 103
Marysville, WA 98270

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2023 8362
OCT 10 2023

Amount Paid \$0
Skagit Co. Treasurer
By BW Deputy

Document Name: Personal Representative's Deed
Reference Number(s):
Grantor: **CROW, PATRICIA A.**, PR for the Estate of CROW, MICHAEL S.
Grantee: **CROW, PATRICIA A.**, a single person as her separate estate
Legal Description: A ptn. of SEC 31 Township 36N, Range 5E
Additional Legal on Page: 3 and 4
Assessor's Tax Parcel/Account No.: P51201

PERSONAL REPRESENTATIVE'S DEED

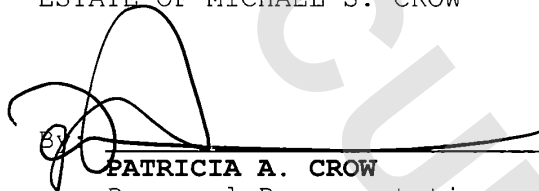
(Upon Distribution of Real Property from Intestate Estate)

THE GRANTOR, CROW, PATRICIA A., as the duly appointed, qualified, and acting personal representative of the Estate of **MICHAEL S. CROW**, deceased, under Snohomish County Probate No. 21-4-009700-31, for and in consideration as a distribution of estate property, hereby conveys and quit claims decedent's fifty percent (50%) undivided interest, title and all rights resident therein to **CROW, PATRICIA A.**, a single person as her separate estate, the following described real estate situated in the County of Skagit, State of Washington, together with all after acquired title of the Grantor therein:

SEE ATTACHED "EXHIBIT A - Legal Description"

DATED: SEPTEMBER 28, 2023.

ESTATE OF MICHAEL S. CROW

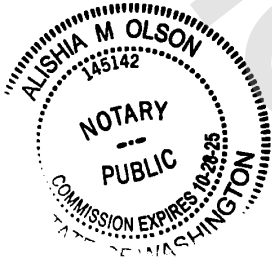



PATRICIA A. CROW
Personal Representative

STATE OF WASHINGTON)
) SS.
COUNTY OF SNOHOMISH)

On this day personally appeared before me **PATRICIA A. CROW**, in her capacity as Personal Representative of the Estate of MICHAEL S. CROW, under Snohomish County Superior Court Case No. 21-4-009700-31, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that she executed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 18 day of SEPTEMBER 2023.





ALISHIA M. OLSON
NOTARY PUBLIC in and for the State
of Washington, residing at: Marysville
My commission expires: 10/28/2025

UNOFFICIAL DOCUMENT

EXHIBIT A

Legal Description

Those portions of Government Lot 3 and of the Northeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 31, Township 36 North, Range 5 East, W.M., described as follows:

Beginning at the Southeast corner of the Southeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$;

Thence North $01^{\circ}26'39''$ East along the East line of said subdivision a distance of 335.75 feet to the true point of beginning;

Thence continuing north $01^{\circ}26'39''$ East along the East line of said Southeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ a distance of 1,077.96 feet;

Thence North $88^{\circ}01'16''$ West along a line which is described as being the South line of the North $7/15^{\text{th}}$ of the Southwest $\frac{1}{4}$ of said Section 31 a distance of 1,981.77 feet to a point on the West line of Government Lot 3;

Thence South $01^{\circ}24'44''$ West along said West line of said Government Lot 3 a distance of 60.00 feet to a point which bears North $01^{\circ}24'44''$ East a distance of 28.99 feet from the Southwest corner of said Government Lot 3;

Thence South $88^{\circ}01'16''$ East a distance of 1,241.68 feet;

Thence South $01^{\circ}26'39''$ West a distance of 1,018.12 feet;

Thence South $88^{\circ}02'02''$ East a distance of 740.05 feet to the true point of beginning.

(Also known as Tract C of that record of survey of the Jamie Lanning property survey as recorded December 14, 1984, in Volume 6 of Surveys, page 28, under Auditor's File No. 8412140002, records of Skagit County, Washington.)

EXCEPT that portion described as follows:

Beginning at the Southwest corner of said tract;

Thence North $01^{\circ}26'39''$ East, 300 feet;

Thence Easterly 200 feet parallel with the South line of said tract to the Bonneville transmission line boundary;

Thence Southerly along said Bonneville boundary to the South line of said tract;

Thence North 88 °02'02" West along said South line to the point of beginning.

SUBJECT TO: EASEMENTS, RESTRICTIONS, COVENANTS AND CONDITIONS ON RECORD

SKAGIT COUNTY ASSESSOR TAX PARCEL NO: P51201