



202312190069

12/19/2023 03:31 PM Pages: 1 of 3 Fees: \$205.50
Skagit County Auditor


After Recording Return To:

Skagit Law Group, PLLC
P.O. Box 336
Mount Vernon, WA 98273

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2023 9088

DEC 19 2023

Amount Paid \$ 0
Skagit Co. Treasurer
By  Deputy

SPECIAL WARRANTY DEED

GRANTOR: **JON T. AARSTAD**, Trustee of the **TORLEIV N. AARSTAD TESTAMENTARY TRUST, uwd 1/7/2005**

GRANTEE: **JON TORLEIV AARSTAD**, a married man as his separate estate

Legal Description; E 100 FT NE ¼ SW ¼ SEC 5 TWP 35 N R 4 E W.M.
Abbreviated Form: TR 100 FT SQ NE C SE ¼ SW ¼ SEC 5 TWP 35 N R 4 E W.M.
SW ¼ SE ¼ SEC 5 TWP 35 N R 4 E W.M.
NW ¼ NE ¼ & SW ¼ NE ¼ SEC 8 TWP 35 N R 4 E W.M.
NE ¼ SW ¼ & W ½ SE ¼ SEC 4 TWP 35 N R 4 E W.M.
PTN NW ¼ NE ¼ SEC 5 TWP 35 N R 4 E W.M.

Additional on: Exhibit "A"

Assessor's Tax Parcel Nos.: 350405-3-003-0001; P35812 350405-3-010-0002; P35819
350405-4-006-0006; P35834 350408-1-002-0003; P35943
350408-1-003-0002; P35944 350404-3-001-0004; P35771
350404-4-002-0001; P35777 350404-4-003-0000; P35778
350431-1-011-0005; P38136

THE GRANTOR, JON T. AARSTAD, Trustee of the **TORLEIV N. AARSTAD TESTAMENTARY TRUST, uwd 1/7/2005**, in distribution of said Trust, hereby grants, bargains, conveys, and confirms to **JON TORLEIV AARSTAD**, a married man as his separate estate, as

GRANTEE, all of Grantor's interest, together with all after-acquired title, in that certain real property situated in the County of Skagit, State of Washington, legally described as follows:

See Exhibit "A" attached hereto and incorporated herein by this reference.

SUBJECT TO: Easements, restrictions, and reservations of record.

DATED: December 14, 2023.

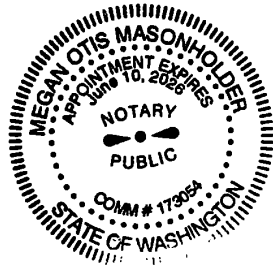
**TORLEIV N. AARSTAD TESTAMENTARY
TRUST, uwd 1/7/2005**

Jon T. Aarstad
JON T. AARSTAD

STATE OF WASHINGTON }
COUNTY OF SKAGIT } ss.

I certify that I know or have satisfactory evidence that **JON T. AARSTAD** is the person who appeared before me, and said person acknowledged that he was authorized to execute this instrument and acknowledged it as the Trustee of the **TORLEIV N. AARSTAD TESTAMENTARY TRUST, uwd 1/7/2005**, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 14th day of December, 2023.



Megan Masonholder
Printed Name **Megan Masonholder**
NOTARY PUBLIC in and for the State of Washington
My Commission Expires June 10, 2026

EXHIBIT "A"Legal Descriptions:Parcel A (P35812, P35819, P35834, P35943, P35944)

The East 100 feet of the Northeast Quarter of the Southwest Quarter, South of the old railroad grade, in Section 5, Township 35 North, Range 4 East of the Willamette Meridian;

A Tract of land 100 feet square situated in the Northeast corner of the Southeast Quarter of the Southwest Quarter of Section 5, Township 35 North, Range 4 East of the Willamette Meridian;

The Southwest Quarter of the Southeast Quarter of Section 5, Township 35 North, Range 4 East of the Willamette Meridian;

The Northwest Quarter of the Northeast Quarter of Section 8, Township 35 North, Range 4 East of the Willamette Meridian; and

The Southwest Quarter of the Northeast Quarter of Section 8, Township 35 North, Range 4 East of the Willamette Meridian.

Parcel B (P35771, P35777, P35778)

The Northeast $\frac{1}{4}$ of the SW $\frac{1}{4}$ and the West half of the SE $\frac{1}{4}$ of Section 4, all in Township 35 North, Range 4 East of the Willamette Meridian, EXCEPT County roads.

Parcel C (P38136)

A tract of land in the Northwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 31, Township 35 North, Range 4 East, W.M., described as follows:

Beginning at the Northwest corner of said subdivision;
thence South 00 54 West along the West line of said subdivision 325.00 feet;
thence North 89 33 East 133.98 feet;
thence North 00 54 East 327.20 feet to the North line of said subdivision;
thence South 88 36 30 West along the North line of said subdivision 134.00 feet to the point of beginning;

EXCEPT County Road right-of-way.

All situate in the County of Skagit, State of Washington.