

First American Title of Skagit County

200212130142
Skagit County Auditor
12/13/2002 Page 1 of 1 3:32PM

AFTER RECORDING MAIL TO:

Name First American Title of Skagit County

Address 160 Cascade Place Suite 104

City, State, Zip Burlington, WA 98233

371151

FIRST AMERICAN TITLE CO.

371151E

Special Warranty Deed

THE GRANTOR MARY MARGARET BLOCK, PERSONAL REPRESENTATIVE FOR THE ESTATE OF SHIRLEY L. RYAN for and in consideration of One Hundred Fifteen Thousand And 00/100 (\$115,000.00), in hand paid, grants, bargains, sells, conveys, and confirms to CAROL J. ZULAUF and DIETER J. ZULAUF, Wife and Husband the following described real estate, situated in the County of SKAGIT, State of Washington:

Unit 325-C, of Building B of "COURTYARD GARDENS CONDOMINIUM", as per Survey Map recorded in Volume 17 of Plats, Pages 40 and 41, and "CONDOMINIUM DECLARATION FOR COURTYARD GARDENS CONDOMINIUM", recorded under Auditor's File No. 9812180180, records of Skagit County, Washington.

"This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey."

5836
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID

DEC 13 2002

Assessor's Property Tax Parcel Account Number(s): 4726-002-003-0000

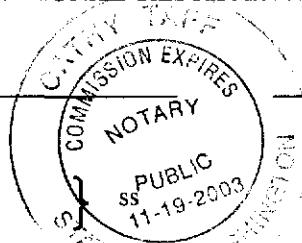
Amount Paid \$2047.00
Skagit County Treasurer
By: Deputy

The Grantor for herself and for her successors in interest does by these presents expressly limit the covenants of the 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 said Grantor and not otherwise, she will forever warrant and defend the said described real estate.

Dated 12-13-02

Mary Margaret Block Personal Rep.
MARY MARGARET BLOCK, PERSONAL REPRESENTATIVE FOR THE ESTATE OF SHIRLEY L. RYAN

STATE OF WASHINGTON
COUNTY OF Skagit



I certify that I know or have satisfactory evidence that MARY MARGARET BLOCK, the personal representative for the estate of Shirley J. Ryan is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 12-13-02

SKAGIT COUNTY WASHINGTON
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2002

Skagit County Treasurer
By: Deputy

Notary Public in and for the State of Washington
Residing at Stanwood
My appointment expires: 11-19-03