

When recorded return to:

Ms. Dorothy K. Ives
2804 Oakes Avenue
Anacortes, WA 98221



201104250034
Skagit County Auditor

4/25/2011 Page 1 of 2 9:28AM

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 138810-OAE

LAND TITLE OF SKAGIT COUNTY

Grantor: Ralph Bryson Estate
Grantee: Dorothy K. Ives
Tax Parcel Number(s): P57000/3778-000-018-0012, P32030/350125-0-056-0200
Abbreviated Legal: Lot 18, Brookfield Park, Ana.; TGW Ptn SW ¼ of NE ¼, 25-35-1 E W.M.

Statutory Warranty Deed

THE GRANTOR(S) SANDRA SUE ANDERSON, PERSONAL REPRESENTATIVE OF THE ESTATE OF RALPH BRYSON, DECEASED for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **DOROTHY K. IVES, A SINGLE PERSON AS HER SEPARATE PROPERTY GRANTEE(S)** the following described real estate, situated in the County of **Skagit**, State of **Washington**

PARCEL "A":

Lot 18, "THE PLAT OF BROOKFIELD PARK, ANACORTES, WASHINGTON," as per plat recorded in Volume 7 of Plats, page 26, records of Skagit County, Washington.

Situate in the City of Anacortes, County of Skagit, State of Washington.

PARCEL "B":

That portion of the Southwest ¼ of the Northeast ¼ of Section 25, Township 35 North, Range 1 East, W.M., described as follows:

Beginning at the Northeast corner of Brookfield Park Addition to the City of Anacortes; this being the true point of beginning;
thence East 26 feet, more or less, to a point on a line 36.6 rods West of the East line of the Southwest ¼ of the Northeast ¼ of Section 25, Township 35 North, Range 1 East, W.M.;
thence South on said line 125.25 feet, more or less, to a point where the North line of 36th Street if projected from H Avenue along the extended South line of Lot 19 intersects said line;
thence West along the North line of 36th Street if projected 26 feet, more or less, to a point on the East line of Brookfield Park Addition;
thence North along the East line of Brookfield Park, 125.25 feet to the point of beginning,

EXCEPT that portion, if any, as conveyed to the City of Anacortes, a municipal corporation by deed recorded August 27, 1986, under Skagit County Auditor's File No. 8608270028.

Situate in the City of Anacortes, County of Skagit, State of Washington.

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title Company's Preliminary Commitment No. 138810-OAE.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
1191

APR 25 2011

Amount Paid \$ 3387.⁰⁰
By *mm* Deputy
Skagit Co. Treasurer

LPB 10-05(i-1)
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Dated April 21, 2011

Estate of Ralph Bryson

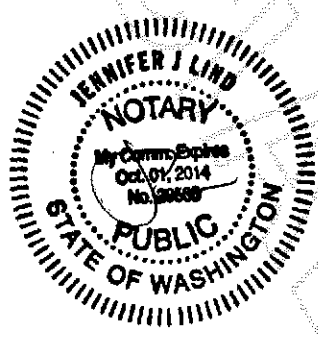
Sandra Sue Anderson
BY: Sandra Sue Anderson, Personal Representative

STATE OF Washington }
County of Skagit , SS:

I certify that I know or have satisfactory evidence that Sandra Sue Anderson
signed this instrument, on oath stated that She is
authorized to execute the instrument and acknowledged it as the Personal Representative
of Estate of Ralph Bryson to be the free and voluntary act of such
party for the uses and purposes mentioned in this instrument.

Dated: 4.22.11

Sandra Sue Anderson
Notary Public in and for the State of Washington
Residing at BOW
My appointment expires: 10/01/2014



201104250034
Skagit County Auditor