



201505150109

Skagit County Auditor
5/15/2015 Page

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3

\$74.00
2:59PM

After recording return document to:

YOUNGQUIST & BETZ
904 South Third
Mount Vernon, WA 98273

DOCUMENT TITLE: Special Warranty Deed

REFERENCE NUMBER OF RELATED DOCUMENT:

GRANTOR(S): Loretta Mae H. Schneider, Personal Representative of the Estate of
Robert A. Schneider
Skagit County Probate No. 13-4-00442-9

ADDITIONAL GRANTORS ON PAGE OF DOCUMENT.

GRANTEE(S): Loretta Mae H. Schneider, a single woman, as her separate
property

ADDITIONAL GRANTEES ON PAGE OF DOCUMENT.

ABBREVIATED LEGAL DESCRIPTION: Lots 42 and 43, Vedere Terrace

ADDITIONAL LEGAL DESCRIPTION ON PAGE(S) 2 OF DOCUMENT.

ASSESSOR'S TAX/PARCEL NUMBER(S): P70183 and P70184

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20151727
MAY 15 2015

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

SPECIAL WARRANTY DEED

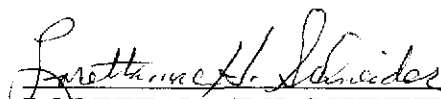
THE GRANTOR, LORETTAMAE H. SCHNEIDER, PERSONAL REPRESENTATIVE OF THE ESTATE OF ROBERT A. SCHNEIDER, Deceased, for and in fulfillment of the conditions set forth in the Last Will and Testament of ROBERT A. SCHNEIDER, Skagit County Probate No. 13-4-00442-9, grants, bargains, sells, conveys and confirms to LORETTAMAE H. SCHNEIDER, a single woman, as her separate property, all of Grantor's interest in the following-described real estate situate in the County of Skagit, State of Washington:

Tax Parcel No. 70183 and P70184

Lots 42 and 43, "Vedere Terrace, Skagit County, Wash.," as per Plat recorded in Volume 7 of Plats, page 84, records of Skagit County, Washington.

The Grantor for said estate does by these presents expressly limit the covenants of this 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.

IN WITNESS WHEREOF, said Personal Representative has caused this instrument to be executed this 14th day of May, 2015.

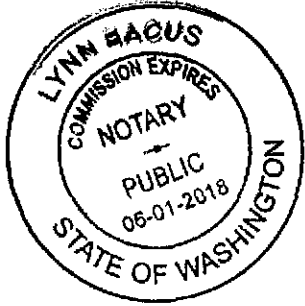

LORETTAMAE H. SCHNEIDER, Personal Representative

UNNOTED PUBLIC DOCUMENT

STATE OF WASHINGTON)
 : SS
COUNTY OF SKAGIT)

On this day personally appeared before me, **LORETTAMAE H. SCHNEIDER**, known to be the individual described in and who executed the within and foregoing instrument and acknowledged that she signed 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 14th day of May, 2015.



Lynn Hagus
Notary Public in and for the State of Washington,
residing at Mount Vernon.