

When recorded return to:

C70, LLC, a Washington limited liability company
P.O. Box 836
Mount Vernon, WA 98273

LAND TITLE OF SKAGIT COUNTY

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2019-4774

Oct 31 2019

Amount Paid \$24177.40

Skagit County Treasurer
By Marilyn Martich Deputy

**PERSONAL REPRESENTATIVE DEED
(Not Statutory)**

01-174340-OE ✓

THE GRANTOR(S) **Eddie P. Tjeerdsma, Personal Representative of the Estate of Mary Jane Tjeerdsma, deceased, under Skagit County Superior Court Probate Cause No. 17-4-00397-29**

for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION**

in hand paid, bargains, sells, and conveys to **C70, LLC, a Washington limited liability company**

the following described estate, situated in the County of Skagit State of Washington:

Abbreviated Legal:

Ptn Lots 6-11, & Ptn Lot 16, Blk 136, 1st Add. To Burlington.

Tax Parcel Number(s): **4077-136-010-0000, P72270, 4077-136-016-0004, P72332**

The Grantor, for himself and for his successors in interest, 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 to warrant and defend said real estate against all persons whomsoever lawfully claiming or to claim by, through, or under said Grantor, and not otherwise.

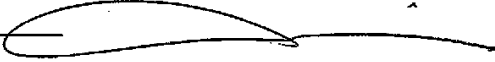
Dated: October 30, 2019

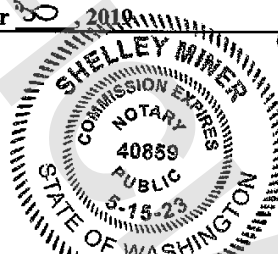
Eddie P. Tjeerdsma, Personal Representative of the
Estate of Mary Jane Tjeerdsma, deceased, under
Skagit County Superior Court Probate Cause No. 17-
4-00397-29

Eddie P. Tjeerdsma
By: Eddie P. Tjeerdsma, Personal Representative

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Eddie P. Tjeerdsma signed this instrument, on oath stated that he is authorized to execute the instrument and acknowledged it as the Personal Representative of the Estate of Mary Jane Tjeerdsma, deceased, under Skagit County Superior Court Probate Cause No. 17-4-00397-29 to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: October 30, 2019

Shelley Miner
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: 5/15/23



PARCEL "A":

That portion of Block 136, FIRST ADDITION TO BURLINGTON, SKAGIT CO., WASH., as per plat recorded in Volume 3 of Plats, page 11, records of Skagit County, Washington, more particularly described as follows:

All of Lots 7, 8, 9, and 10, EXCEPT the three portions described as follows:

- (1) Beginning at the Southwest corner of said Lot 7;
thence North 0°16'30" East along the West line of said Lot 7 a distance of 75.19 feet to the beginning of a tangent curve to the right having a radius of 25.00 feet;
thence along the arc of said curve through a central angle of 89°33'45" a distance of 39.08 feet;
thence North 89°50'15" East a distance of 75.19 feet;
thence South 0°16'30" West a distance of 100.00 feet to the South line of said Lot 7;
thence South 89°50'15" West a distance of 100.00 feet to the point of beginning.
- (2) Commencing at the Northwest corner of said Lot 9;
thence South 0°16'30" West along the West line of said Lot a distance of 18.29 feet to the true point of beginning;
thence continue South 0°16'30" West along said West lot line a distance of 74.81 feet to the beginning of a tangent curve to the left having a radius of 25.00 feet;
thence along the arc of said curve through a central angles of 90°16'15" a distance of 39.46 feet;
thence North 89°50'15" East a distance of 74.81 feet;
thence North 0°16'30" East a distance of 100.00 feet;
thence South 89°50'15" West a distance of 100.00 feet to the true point of beginning.
- (3) The West 100 feet of Lot 10 and the West 100 feet of the North 18.29 feet of Lot 9.

TOGETHER WITH the East 209 feet of Lot 6, Block 136, "FIRST ADDITION TO BURLINGTON, SKAGIT CO., WASH.," as per plat recorded in Volume 3 of Plats, page 11, records of Skagit County, Washington.

TOGETHER WITH the three portions described as follows:

- (1) All of Lot 6, Block 136, "FIRST ADDITION TO BURLINGTON, SKAGIT CO., WASH.," as per plat recorded in Volume 3 of Plats, page 11, records of Skagit County, Washington, EXCEPT the West 106 feet.

PARCEL "A" continued:

- (2) The South 123.5 feet of the East 90 feet (measured along the South line) of Lot 11 and that portion of Lot 10, Block 136, "FIRST ADDITION TO BURLINGTON, SKAGIT CO., WASH.," as per plat recorded in Volume 3 of Plats, page 11, records of Skagit County, Washington, described as follows:

Beginning at the Northwest corner of said Lot 10;
thence South 0°16'30" West along the West line of said Lot 10 a distance of 3.00 feet;
thence North 89°41' East a distance of 100 feet;
thence North 0°16'39" East a distance of 3.00 feet, more or less, to the North line of said Lot 10;
thence West along said North line a distance of 100 feet, more or less, to the point of beginning.

- (3) The South 100 feet of the West 90 feet of the East 180 feet of Lot 11, Block 136, "FIRST ADDITION TO BURLINGTON, SKAGIT CO., WASH.," as per plat recorded in Volume 3 of Plats, page 11, records of Skagit County, Washington.

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

PARCEL "B":

The North ½ of Lot 16, Block 136, "FIRST ADDITION TO BURLINGTON, SKAGIT CO., WASH.," as per plat recorded in Volume 3 of Plats, page 11, records of Skagit County, Washington.

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