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03/29/2021 01:41 PM Pages: 1 of 2 Fees: \$104.50
Skagit County Auditor

WHEN RECORDED MAIL TO:

Miller & Miller
1766 S. Escondido Blvd.
Escondido, CA 92025

2021-1317
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

MAR 29 2021

TRUSTEE'S DEED

Amount Paid \$ 0
By Skagit Co. Treasurer
Deputy

Grantor: ARLENE M. LOCHRIDGE, as sole surviving Trustee of the LOCHRIDGE FAMILY TRUST DATED APRIL 30, 1999, AS AMENDED AND RESTATED

Grantee: ARLENE M. LOCHRIDGE, STEVEN L. LOCHRIDGE, and KAREN OGDEN, Trustees of THE LOCHRIDGE FAMILY TRUST DATED APRIL 30, 1999, AS AMENDED AND RESTATED

1. **GRANTOR.** The undersigned, ARLENE M. LOCHRIDGE, became the sole surviving Trustee of the LOCHRIDGE FAMILY TRUST DATED APRIL 30, 1999, AS AMENDED AND RESTATED (hereinafter "Grantor," referred herein as the "Trust") upon the death of T. FRANKLIN LOCHRIDGE on December 9, 2018 and gained full and unconditional authority to sell, convey, and encumber real property of the Trust pursuant to the Trust and Delegations of Authority.

2. **DESCRIBED REAL PROPERTY.** Included among the property of the Trust is certain real property situate in the County of SKAGIT, State of WASHINGTON, legally described as follows:

P711534 P71142

PARCEL A:

Lot 4, EXCEPT the Northerly 10 feet thereof, and all of Lot 5, Block 5, KLINGENMAIER'S ADDITION TO BAY VIEW, according to the plat thereof recorded in Volume 2 of Plats, page 43, records of Skagit County, Washington;

TOGETHER WITH the East 10 feet of the vacated alley adjoining.

PARCEL B:

All of Lot 8 and Lot 9, EXCEPT the South 20 feet thereof, Block 1, A. SIEGFRED'S FIRST PLAT OF BAY VIEW PADILLA BAY, according to the plat thereof recorded in Volume 1 of Plats, page 3, records of Skagit County, Washington;

TOGETHER WITH the East 10 feet of vacated alley adjoining.

Situated in Skagit County, Washington.

SUBJECT TO: Easements, covenants, reservations, and restrictions apparent or of record.

Skagit County Assessor's Tax Parcel Nos.: P71153 & P71142 (the "Real Property").

3. REAL PROPERTY CONVEYANCE. As a reflection of the addition of Trustees pursuant to the Trust, Grantor hereby *confirms, grants, conveys, and quitclaims, as a mere change in identity,* to ARLENE M. LOCHRIDGE, STEVEN L. LOCHRIDGE, and KAREN OGDEN, Trustees of THE LOCHRIDGE FAMILY TRUST DATED APRIL 30, 1999, AS AMENDED AND RESTATED, Grantor's entire interest in the above-described real property.

Dated: January 7, 2021.

Grantor: LOCHRIDGE FAMILY TRUST

By: *Arlene M. Lochridge*
ARLENE M. LOCHRIDGE, Trustee

STATE OF CALIFORNIA)
) ss.
COUNTY OF SAN DIEGO)

On this day personally appeared before me ARLENE M. LOCHRIDGE as Trustee of the LOCHRIDGE FAMILY TRUST, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.
GIVEN under my hand and official seal this 7th day of January, 2021.

Monica Scott
Notary Public in and for the State of California
My appointment expires: July 25, 2021

