

When recorded return to:
The City of Seattle, a Washington Municipal Corporation
Real Estate Services
Attn: Mary Davis/SMT Room 3338
700 5th Ave Ste 3200/PO BOX 34023
Seattle, WA 98124-4023



Skagit County Auditor

2/28/2014 Page

1 of

\$76.00

5 11:21AM

Recorded at the request of:
Guardian Northwest Title
File Number: 1106485

Statutory Warranty Deed

GUARDIAN NORTHWEST TITLE CO.

THE GRANTORS Kathleen M. Wolff, Trustee of the Samuel R. Wolff Testamentary Trust, pursuant to the Estate of Samuel R. Wolff filed in Montgomery County, Pennsylvania Orphan's Court Case No 81071 and Samuel W. Wolff, as his separate estate, Thomas A. Wolff, as his separate estate and Soleil Kathleen Dulce, who is also known of record as Suzanne K. Wolff, as her separate estate for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **The City of Seattle**, a Washington Municipal Corporation the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:

Section 24, Township 35 North, Range 7 East; Ptn. of N 1/2 of NW 1/4

For Full Legal See Attached Exhibit "A"

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 as described in Exhibit "B" attached hereto.

Tax Parcel Number(s): P43170, 350724-0-001-0003

Dated **2/28/2014**

Samuel W. Wolff

Thomas A. Wolff

Soleil Kathleen Dolce

The Samuel R. Wolff Testamentary Trust

By: Kathleen M. Wolff, Trustee

**SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX**

2014637

FEB 28 2014

Amount Paid \$236.⁴⁰

Skagit Co. Treasurer
By Mmm Deputy

STATE OF WA }
COUNTY OF Crowther } SS:

I certify that I know or have satisfactory evidence that Ruthen Wolff and son, the persons who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

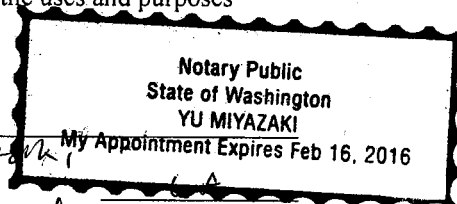
Date:

Printed Name: _____

Notary Public in and for the State of

Residing at .

My appointment expires:



**Notary Public
State of Washington
YU MIYAZAKI**

My Appointment Expires Feb 16, 2016

State of WA

Acknowledgment - Corporate

County of Snohomish

I certify that I know or have satisfactory evidence that:
Samuel Wolff the
person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this
instrument, on oath stated he/she/they are authorized to execute the instrument and is/are
WA of
WA to
be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated 02/21/14

Notary Public in and for the State of Washington

Notary Public
State of Washington
YU MIYAZAKI
My Appointment Expires Feb 16, 2016

Residing at Mill Creek, WA

My appointment expires: 02/16/2016

STATE OF WA } ss.
County of Snohomish

ACKNOWLEDGMENT - Individual

On this day personally appeared before me Thomas Wolff to me known
to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that WA
signed the same as WA free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 24th day of February 2014

Notary Public
State of Washington
YU MIYAZAKI
My Appointment Expires Feb 16, 2016

Notary Public in and for the State of WA
residing at Mill Creek

My appointment expires 02/16/2016



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Skagit County Auditor
2/28/2014 Page

2 of

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Tax Parcel Number(s): P43170, 350724-0-001-0003

Dated 2/28/2014

Samuel W. Wolff

Thomas A. Wolff


Soleil Kathleen Dolce

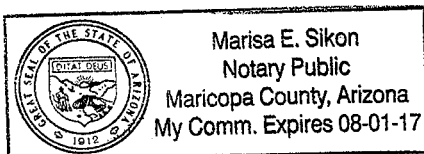
The Samuel R. Wolff Testamentary Trust

By: Kathleen M. Wolff, Trustee

STATE OF ARIZONA
COUNTY OF MARICOPA } SS:

I certify that I know or have satisfactory evidence that SOLEIL KATHLEEN DOLCE, the persons who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Date: 2/24/14




Printed Name: MARISA E. SIKON ARIZONA
Notary Public in and for the State of
Residing at WELLS FARGO
My appointment expires: 8/1/2017

LPB 10-05(i-l)
Page 1 of 2



201402280068

Skagit County Auditor

2/28/2014 Page

3 of

\$76.00
5 11:21AM

EXHIBIT A

That portion of the North 1/4 of the Northwest 1/4 of Section 24, Township 35 North, Range 7 East, W.M., described as follows:

Beginning at the Northwest corner of said subdivision; thence South 89°23'30" East along the North line of said subdivision 1336.17 feet to the Northeast corner of the Northwest 1/4 of the Northwest 1/4 of said Section 24; thence South 0°16'35" West along the East line of said Northwest 1/4 of the Northwest 1/4 a distance of 597.94 feet; thence South 38°42'38" West 68.03 feet to a point on the East bank of Pressentin Creek, and the true point of beginning; thence South 51°17'22" East 53.99 feet to a point on the East line of the Northwest 1/4 of the Northwest 1/4 of said Section 24; thence continue South 51°17'22" East 146.01 feet; thence South 38°42'38" West 80.00 feet; thence North 51°17'22" West 82.53 feet to a point on the East line of the Northwest 1/4 of the Northwest 1/4; thence continue North 51°17'22" West a distance of 117.47 feet to a point on the East bank of Pressentin Creek; thence North 38°42'38" East 80.00 feet to the True Point Beginning.



201402280068

Skagit County Auditor

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2/28/2014 Page

4 of

5 11:21AM

LPB 10-05(i-l)
Page 2 of 2

Exhibit B

A. RESERVATION CONTAINED IN DEED:

Executed by: Pope & Talbot, Inc.
Recorded: September 14, 1959
Auditor's No.: 586327
Affects: Ptn lying within NE ¼ of NW ¼. if any

B. ALL EASEMENTS, COVENANTS, RESTRICTIONS, ENCROACHMENTS AND OTHER MATTERS SHOWN ON THE FACE OF THE FOLLOWING SURVEY/PLAT:

Name: Survey
Recorded: January 16, 1990
Auditor's No.: 9001160001

C. Any adverse claim by reason of any change in the location of the boundaries of said premises which may have resulted from any change in the location of the River/Creek herein named, or its banks, or which may result from such change in the future.

River/Creek: Pressentin Creek

D. Right of the general public to the unrestricted use of all the waters of a navigable body of water, not only for the primary purposes of navigation, but also for corollary purposes, including (but not limited to) fishing, boating, bathing, swimming, water skiing and other related recreational purposes, as those waters may affect the tidelands, shorelands, or adjoining uplands, and whether the level of the water has been raised naturally or artificially to a maintained or fluctuating level, all as further defined by the decisional law of this state. (Affects all of the premises subject to such submergence.)

Guardian Northwest Title and Escrow, Agent for
First American Title Insurance Company



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2/28/2014 Page 5 of 5 5 11:21AM