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PITTMAN ROBERT LD 75.00  
PAGE-001 OF 003  
06/29/2016 10:47  
KING COUNTY, WA

E2805724

06/29/2016 10:47  
KING COUNTY, WA  
TAX \$10.00  
SALE \$0.00

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**AFTER RECORDING MAIL TO:**

Name LAW OFFICE OF ROBERT C. PITTMAN

Address 1019 Regents Blvd., Suite 201

City/State FIRCREST, WA 98466

**Statutory Warranty Deed**

Recorded at the Request of: ROBERT C. PITTMAN / The drafter assumes no responsibility for the legal description and stated title owner(s) herein which were supplied by the parties hereto.

THE GRANTOR HEIDEH EFTEHARI, a single person, for and in consideration of TRANSFER TO REVOCABLE TRUST, conveys and warrants to HEIDEH EFTEHARI, trustee, and to successor trustees, of the HEIDEH EFTEHARI LIVING TRUST dated October 1, 2009, and any amendments thereto, the following described real estate, situated in the County of KING, State of Washington:

Abbreviated Legal: POR. TRACT 15, ROLFE'S EVERGREEN POINT TRACTS  
Full Legal Description is on Page 3

Subject to and including all easements, reservations and restrictions of record.

Assessor's Property Tax Parcel/Account Number(s): 739730-0151-07

Dated: June 13, 2016

  
HEIDEH EFTEHARI

STATE OF WASHINGTON

}  
} SS.  
}

County of KING

I certify that I know or have satisfactory evidence that HEIDEH EFTEHARI is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in this instrument.

DATED: June 13, 2014



Name (typed or printed): ROBERT C. PITTMAN  
NOTARY PUBLIC in and for the State of WASHINGTON  
Residing at UNIVERSITY PLACE  
My appointment expires: 10-05-19

Unofficial Copy

**EXHIBIT "A"**  
**to Statutory Warranty Deed**

**THAT PORTION OF TRACT 15, ROLFE'S EVERGREEN POINT TRACTS, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 26 OF PLATS, PAGE(S) 17, IN KING COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:**

**BEGINNING AT THE MOST SOUTHERLY CORNER OF SAID TRACT 15;  
THENCE NORTH 75°24'27" EAST ALONG THE SOUTHEASTERLY LINE THEREOF,  
291.45 FEET TO THE TRUE POINT OF BEGINNING;  
THENCE NORTH 14°35'33" WEST 16 FEET;  
THENCE NORTH 75°24'27" EAST 15.88 FEET;  
THENCE NORTH 42°37'25" EAST 104.01 FEET;  
THENCE NORTH 70°24'27" EAST 80 FEET;  
THENCE SOUTH 19°35'33" EAST 8 FEET;  
THENCE NORTH 70°24'27" EAST 80 FEET, MORE OR LESS, TO THE  
NORTHEASTERLY LINE OF SAID TRACT;  
THENCE SOUTHERLY ALONG SAID NORTHEASTERLY LINE TO THE INTERSECTION  
WITH THE SOUTHEASTERLY LINE OF SAID TRACT 15;  
THENCE SOUTHWEST 280 FEET, MORE OR LESS, ALONG SAID SOUTHEASTERLY  
LINE TO THE TRUE POINT OF BEGINNING;**

**TOGETHER WITH SECOND CLASS SHORELANDS ADJOINING;**

**TOGETHER WITH AN EASEMENT FOR INGRESS, EGRESS AND UTILITIES, BEING 16  
FEET IN WIDTH, THE NORTHERLY LINE OF SAID EASEMENT BEING DESCRIBED AS  
FOLLOWS:**

**BEGINNING AT A POINT ON THE WESTERLY LINE OF SAID TRACT 15, SAID POINT  
BEING 16.00 FEET NORTHERLY OF THE SOUTHERLY LINE OF SAID TRACT 15;  
THENCE NORTH 75°24'27" EAST 306.00 FEET;  
THENCE NORTH 42°37'25" EAST 129.75 FEET TO AN INTERSECTION WITH THE  
NORTHERLY LINE OF SAID TRACT 15;  
THENCE NORTH 70°24'27" EAST 57.22 FEET ALONG SAID NORTH LINE TO THE  
EASTERLY TERMINUS OF SAID EASEMENT;  
EXCEPT ANY PORTION OF SAID EASEMENT LYING WITHIN THE ABOVE  
DESCRIBED MAIN TRACT.**