



When recorded return to:

Tulalip Tribes of Washington  
6406 Marine Dr, , Tulalip, WA 98271

STC-46548

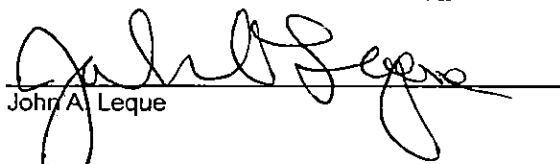
**BARGAIN AND SALE DEED**

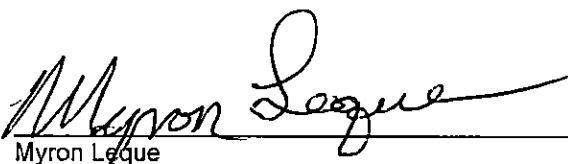
THE GRANTOR(S), John A. Leque and Myron Leque, as tenants in common as their separate estates for and in consideration of Ten Dollars and other valuable consideration in hand paid, bargains, sells and conveys to Tulalip Tribes of Washington, a Federally Recognized Indian Tribe the following described estate, situated in the County of Island, State of Washington:

**LEGAL DESCRIPTION ON EXHIBIT " A " ATTACHED HERETO AND MADE A PART HEREOF.**

Abbreviated Legal: (Required if full legal not inserted above.) Ptn. SW 1/4 of the SE 1/4 of Sec. 20 and Gov't. Lot 3, NW 1/4 of the NE 1/4 and Ptn. Gov't. Lot 4 in Sec. 29,

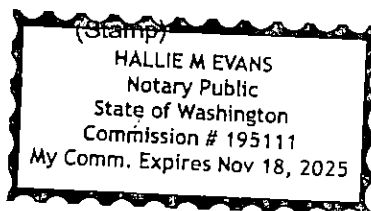

Tax Parcel Number(s): R33229-340-4000, R33229-466-3270, R33229-346-3180, and R33220-022-3210

Dated: 11-21-23
  
John A. Leque

  
Myron Leque

State of Washington  
County of Island

This record was acknowledged before me on 21 day of November, 2023 by John A. Leque and Myron Leque.


  
Printed name: Hallie M Evans  
Notary Public  
My commission expires: NOV 18, 2025

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

**Parcel A:**

That portion of Government Lot 4 in Section 29, Township 32 North, Range 3 East of the Willamette Meridian, described as follows:

Beginning at the Southwest corner of said Government Lot;  
thence North 462 feet;  
thence East 99 feet;  
thence South to the meander line;  
thence Westerly to the point of beginning;

EXCEPT any ditch right-of-ways.

Situate in the County of Island, State of Washington

**Parcel B:**

The Northwest Quarter of the Northeast Quarter in Section 29, Township 32 North, Range 3 East of the Willamette Meridian;

EXCEPT any ditch right-of-ways.

Situate in the County of Island, State of Washington

**Parcel C:**

Government Lot 3 in Section 29, Township 32 North, Range 3 East of the Willamette Meridian;

EXCEPT any ditch right-of-ways.

Situate in the County of Island, State of Washington

**Parcel D:**

That portion of the Southwest Quarter of the Southeast Quarter of Section 20, Township 32 North, Range 3 East of the Willamette Meridian, lying South of the SR 532 Highway, more particularly described as follows:

Commencing at the South one-quarter corner of said Section 20;  
thence North 942 feet, more or less, to the South line of said highway;  
thence Southeasterly and Easterly along the said South line of highway to its intersection with the East line of said subdivision;  
thence South 532.5 feet, more or less, to the Southeast corner of said subdivision;  
thence West to the Point of Beginning;

EXCEPT right-of-way for drainage ditches as conveyed to Drainage District No. 5 of Island County,

Washington by deed recorded March 27, 1936 under Auditor's File No. 42952 and as condemned in Island County Superior Court Cause No. 2264;

ALSO EXCEPT that portion conveyed to the State of Washington by deed recorded April 27, 1979 under Auditor's File No. 351335;

AND ALSO EXCEPT any portion to Island County by Island County Superior Court Cause No. 7631.

Situate in the County of Island, State of Washington

### PERMITTED EXCEPTIONS

1. Assessments if any as may be levied by Diking District No. 5.
2. Assessments if any as may be levied for water service to said premises.
3. From the information presently available to the Company, we have been unable to determine the means of legal access to and from the premises in question. Unless we are furnished with acceptable proof of its existence, our policy/policies when issued will contain the following exception: Notwithstanding Paragraph 4 of the insuring clauses of the policy and notwithstanding any affirmative coverage contained in any Homeowners Endorsement, if applicable, this policy does not insure against loss arising from lack of a right of access to and from the land to a public street or highway. (Affects Parcels A - C).
4. Easement, including the terms and conditions thereof:  
Grantee: Puget Sound Power & Light Company  
Purpose: Electric transmission and/or distribution line  
Area Affected: All parcels  
Dated: August 31, 1929  
Recorded: November 6, 1929  
Recording No.: 34108
5. Agreement recorded December 11, 1929 under Auditor's File No. 34260. (Affects all Parcels).
6. Easement, including the terms and conditions thereof:  
Grantee: Puget Sound Power & Light Company  
Purpose: Electric transmission and/or distribution line  
Area Affected: All parcels  
Dated: February 16, 1931  
Recorded: February 26, 1931  
Recording No.: 36342
7. Any prohibition of or limitation of use, occupancy or improvement of the land resulting from the rights of the public or riparian owners to use any portion which is now or has formerly been covered by water. (Affects Parcels A and C).
8. Rights and easements for commerce, navigation and fisheries. (Affects Parcels A and C).

9. Agreements, Easements, and Rights-of Ways for the construction of Drainage District No. 5 as set out under Island County Cause No. 2264. (Affects All Parcels).
10. Drainage ditch right of ways and privileges as set out in deed recorded March 27, 1936 under Auditor's File No. 42952. (Affects Parcels B and D).
11. Easement, including the terms and conditions thereof:  
 Grantee: Public Utility District No. 1 of Snohomish County  
 Purpose: Electric transmission and distribution line and facilities  
 Area Affected: All parcels  
 Dated: June 30, 1954  
 Recorded: September 16, 1954  
 Recording No.: 95161
12. Easement, including the terms and conditions thereof:  
 Grantee: Public Utility District No. 1 of Snohomish County  
 Purpose: Electric transmission and distribution line  
 Dated: June 28, 1961  
 Recorded: January 22, 1962  
 Recording No.: 141954  
 Affects: Parcel D
13. Stipulated Judgment and decree of appropriation including the terms and provisions thereof under Island County Case No. 7631 filed June 7, 1974. (Affects Parcel D).
14. Open Space Taxation Agreement recorded October 21, 1975 under Auditor's File No. 289967. Notice of Continuance Land Classified as Current Use or Forest Land recorded December 15, 2014 under Auditor's File No. 4370132. (Affects all Parcels).
15. Stipulation Judgment and decree of appropriation including the terms and provisions thereof under Island County Case No. 94-2-00342-3 filed July 24, 1995. (Affects Parcel D).
16. Survey of adjoining property recorded February 8, 2007 in under Auditor's File No. 4221339. (Affects Parcel D).
17. Survey recorded Nov. 29<sup>th</sup>, 2023 under Auditor's File No. 4567068. (Affects all Parcels).
18. Notice of Removal of Land Classified as Farm and Agricultural Land recorded Dec. 1, 2023 under Auditor's File No. 4567200. (Affects all Parcels).

19. Lien by Island County for Notice of Lien for Compensating Tax recorded N/A  
2023 under Auditor's File No. \_\_\_\_\_.
20. Lien by Island County for Notice of Lien for Compensating Tax recorded N/A  
2023 under Auditor's File No. \_\_\_\_\_.
21. Lien by Island County for Notice of Lien for Compensating Tax recorded N/A  
2023 under Auditor's File No. \_\_\_\_\_.
22. Lien by Island County for Notice of Lien for Compensating Tax recorded N/A  
2023 under Auditor's File No. \_\_\_\_\_.

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