304

2763079

Almira Magruder, et al To Emma McNemar

Consideration less than \$100.00. Witness our hands this 21st day of June, 1933.

State of California)ss County of Butte

On this 21st day of June 1933, before me J. M. McPherson, a Notary Public in and for said County and State, personally appeared Marie Elsie Settle and Almira Magruder known to me to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same.

My commission expires December 18, 1934.

Filed for record at request of J. M. McPherson, June 28, 1933, at 40 min. past 10 A. M. HFS Apple George A. Grant, County Auditor

2763083 Emaline Kupoff

> Homestead Declaration Know All Men by These Presents: That Emaline Kupoff the undersigned, of the City of Seattle in the County of King and State of Washington, have declared, and do hereby declare and show, That she is the head of a family consisting of herself and husband N. O. Kupoff. That she is now residing on the following described real estate and premises, situate in the County of King and State of Washington, to-wit: Lot thirteen (13) Block one hundred eighty-one (181) Gilman Addition to the City of Seattle, Washington. That the actual cash value of said described premises is the sum of \$5000.00 Five thousand and

no/100 Dollars.

That the undersigned has selected the said premises as a homestead, and does hereby select and claim the same as and for a homestead for said family, and exempt from execution as such. In Witness Whereof, I have hereunto set my hand and seal on this, the 28th day of June 1933. State of Washington Emaline Kupoff (Seal)

County of King

This is to Certify, That on this 28th day of June A. D. 1933 before me Elva P. Smith a Notary Public in and for the State of Wash., duly commissioned and sworn, personally came Emaline Kupoff to me known to be the individual described in and who executed the within instrument, and acknowledged to me that she signed and sealed the same as her free and voluntary act and deed for the uses and purposes

Witness my hand and official seal the day and year in this certificate first above written. (E.P.S. Notarial Seal) Elva P. Smith Notary Public in and for the State of George A. Grant, County Auditor #####

(Com. Ex. Sept. 29, 1935) Filed for record at request of Michael F. Ward, June 28, 1933, at 47 min. past 10 A. M. HFS HAR

Seattle Trust Company To

2763084

Johannes Borgesson (Joseph Burgeson)

Special Warranty Deed The Grantor, Seattle Trust Company, a corporation duly organized and existing under the laws of the State of Washington with its principal office at Seattle, for and in consideration of the sum of Ten and No/100 (\$10.00) Dollars, lawful money of the United States of America, in hand paid, does by these presents grant, bargain, sell, convey and confirm to Johannes Borgesson, also known as Joseph Burgeson, of Seattle, Washington, and to his heirs and assigns, the following described real estate situated in the

1548-304

Deed

Grant Deed

For value received We, Almira Magruder of Berkeley, California, and Marie Elsie Settle of Willows, California, Grant to Emma McNemar, a single person, of Willows, California, all that real property situate in the County of King, State of Washington, described as follows:

Lots One (1) and Two (2), Block Seventeen (17), Brooklyn Addition to Seattle, according to the official map thereof, filed as of record in the office of the County Recorder of the County of King and

> Almira Magruder Marie Elsie Settle

J. M. McPherson

Notary Public in and for the County of Butte, State of California.

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Declaration of Homestead

Warranty Deea

County of King, State of Washington, to-wit: Lot Thirteen (13), Block Nine (9), Lago Vista No. 3, according to the recorded plat thereof at the office of the Auditor of King County, Washington. Subject to taxes, assessments and encumbrances becoming a lien subsequent to May 6th, 1929. Subject to the right of the public to make all necessary slopes for cuts or fills upon the lots, blocks and tracts of land shown on the plat in the reasonable, original grading of all the streets, avenues, alleys and roadways shown thereon, as granted in the dedication of the plat. Subject to water, water rights and matters relating thereto. This deed is given in fulfillment of a real estate contract dated May 6th, 1929, between Crawford & Conover, as seller, and Johannes Borgesson, as purchaser. To have and to Hold the said premises with the appurtenances unto the said Grantee and to his heirs and assigns forever;

And the Grantor for itself and for its successors and assigns does by these presents expressly limit the covenants of this deed to those herein expressed, and exclude all covenants arising or to arise by statutory or other implication, and does hereby covenant that against all persons whomsoever lawfully claiming or to claim by, through or under said Grantor and not otherwise, it will forever warrant and defend the said lands, premises and appurtenances.

Subject to restrictive covenants as follows: That no part of said described premises shall be used or occupied by any person not of white or Caucasian race; grantee shall not pollute nor permit pollution of water in any stream running past or through said premises; grantee shall not check nor dam such water nor interfere with the flow thereof further than necessary for irrigation and drinking purposes; that the exterior of all improvements erected or placed upon said premises shall be painted or stained before being occupied, unless constructed of natural logs; that all dwellings shall be of such a size as to cover a ground space of at least 14 x 20 feet; that the dwelling shall not have a shed nor shanty roof; that all of said covenants shall be construed as covenants running with said land. In Witness Whereof, Seattle Trust Company has caused these presents to be executed by its duly authorized officers and its seal to be hereunto affixed this 26th day of June, A. D. 1933. (S.T.Co. Corp. Seal)

O.K. V.R.G.

State of Washington County of King

On this 26th day of June, 1933 before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Cebert Baillargeon and V. R. Graves to me known to be the President and Assistant Secretary, respectively, of Seattle Trust Company, the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that they were authorized to execute the said instrument and that the seal affixed is the corporate seal of said corporation.

Witness my hand and official seal hereto affixed the day and year in this certificate above written.

(E.C.B. Notarial Seal) (Com. Ex. Jan. 4, 1937) (\$.50 I.R.S. attached and cancelled)

Filed for record at request of J. Burgeson, June 28, 1933, at 48 min. past 10 A. M. HFS HReg

2763103

Campbell Lumber Company

To Carl Frederick

The Grantor Campbell Lumber Company, a Washington corporation, for and in consideration of Ten Dollars (\$10.00), in hand paid, conveys and warrants to Carl Frederick of Seattle, Washington, the following described real estate, situated in the County of King, State of Washington: A tract of land in the southeast portion of the S.W. 1/4 of the S.W.1/4 of Section 8, Township 26 North Range 6 East W.M., more particularly described as follows: Beginning at the southeast corner of the said S.W.1/4 of the S.W.1/4 of said section 8; thence north 1 degree 50 minutes 14 seconds west along the east line of the S.W.1/4 of the S.W.1/4 of said Section 8, a distance of 473.3 feet; thence south 88 degrees 31 minutes 48 seconds west parallel with the line between said Section 8 and section 17; 547.06 feet more or less to the angle point on the easterly

1548-305

Seattle Trust Company By Cebert Baillargeon President. Attest: V. R. Graves

Assistant Secretary.

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Eva C. Berg Notary Public in and for the State of Washington, residing at Seattle. George A. Grant, County Auditor

Warranty Deed

Statutory Warranty Deed (Corporate Form)

LAGO VISTA, NO.3



Richard T Ballinger Oneida Ballinger



<u>Emma O. Formoe</u> Notary Public in and for the State of Washington residing at Seattle Thomas H.Carder, Del

Examined and Approved by the Board of County Commissioners this 26 day of Feb AD 1929.

Don. H. Evans Chairman of the Board Attest <u>George A Grant</u> Clerk of Board of County Comr by C FGage Deputy 2520480 Filed for record of the request of <u>County</u> Engineer This <u>26th</u> day of <u>Feb</u> AD 1929 at <u>42</u> min. past <u>3</u> 0 clock <u>P.M.</u> and record ed in Yolume <u>32</u> of Perp. page <u>59</u> records of King inty, by Deputy.