

Filed for Record at Request of and
When Recorded Return To
Terry H. Schaberg, Attorney at Law
P.O. Box 2929
Mount Vernon, WA 98273



201108260047
Skagit County Auditor

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PERSONAL REPRESENTATIVE'S DEED

Grantor: Hoffmann, Richard Emil, Estate of Betty L. Hoffmann
Grantee: Hoffmann, Richard Emil
Abbreviated Legal Description: Shee-Oosh S1/2 Lot 17
Assessor's Tax Parcel No.: P69622 4016-000-017-0005

1. Grantor. I, Richard Emil Hoffmann, am the duly appointed, qualified, and acting Personal Representative of the Estate of Betty L. Hoffmann, Deceased, (the "Estate").

2. Grantee. The Grantee is Richard Emil Hoffmann as Trustee of the Betty Hoffmann Family Trust.

3. Decedent's Estate. Betty L. Hoffmann, ("Decedent") died testate on December 22, 2010. Grantor was appointed Personal Representative of Decedent's estate in the State of Washington Superior Court for Skagit County, Washington in Cause No. 11-4-00025-7 (the "Probate Proceedings"). By Order in the Probate Proceedings, Grantor was authorized to settle the Estate without further court intervention or supervision.

4. Real Property. Among the assets of the Decedent's estate is Decedent's one-half community property interest in the following described real property located in Skagit County, Washington, commonly known as 16829 Warren Street, La Conner, Washington:

SHEE-OOSH SOUTH 1/2 LOT 17, SKAGIT COUNTY, WASHINGTON

(the "Described Community Property").

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

AUG 26 2011

Amount Paid \$
By Skagit Co. Treasurer
Deputy

Personal Representative's Deed

5. Will Provision. Section 3.2 of Article 3 of Decedent's Will provides that the Decedent's community interest in the Described Community Property shall pass to Richard Emil Hoffmann as the Trustee of the Betty Hoffmann Family Trust, which shall be administered as set forth in Article 5 of the Decedent's Will.

6. Consideration. This conveyance is made in consideration of Decedent's gift in the Decedent's Will.

7. Conveyance of Decedent's Half Interest. Grantor conveys, grants, and quitclaims to Richard Emil Hoffmann as Trustee of the Betty Hoffmann Family Trust an undivided one-half interest in the real property described in this Deed (together with all after-acquired title of the Grantor to the real property), which interest represents Decedent's one-half interest in the real property at her death.

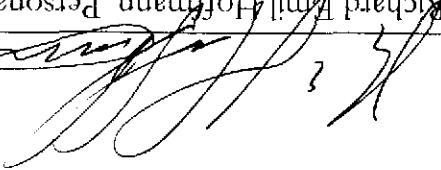
8. Confirmation of Surviving Spouse's Half Interest. Grantor also confirms and quitclaims to Richard Emil Hoffmann an undivided one-half interest in the real property described in this Deed, which interest represents the interest of Richard Emil Hoffmann as the surviving spouse of Decedent in the community property of Decedent and Richard Emil Hoffmann at Decedent's death.

9. Limitation of Covenants. Grantor expressly limits the covenants of this Deed to those expressed herein, and excludes all covenants arising or to arise by statutory or other implication.

DATED: August 25, 2011.

Estate of Betty L. Hoffmann, Deceased

By:


Richard Emil Hoffmann, Personal Representative



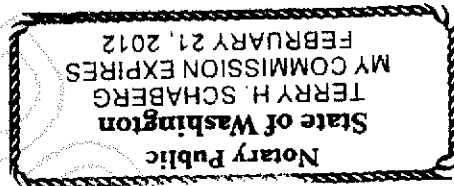
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Terry H. Schaberg
Notary Public in and for the State of
Washington
My Commission expires: 2/21/2012

I certify that I know or have satisfactory evidence that Richard Emil Hoffmann is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it in his individual capacity and as Personal Representative of the Estate of Betty L. Hoffmann, deceased, to be the free and voluntary act and deed of said individual and said estate, for the for the uses and purposes therein mentioned.

WITNESS my hand and official seal hereto affixed on August 25, 2011.

STATE OF WASHINGTON)
COUNTY OF SKAGIT)
) ss.
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