

When recorded return to:

Mrs. Katie H. Hilsinger
Mr. Wayne Hilsinger
110 N. Central Avenue
Sedro-Woolley, WA 98284



201202100032
Skagit County Auditor

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Filed for Record at Request of
Land Title and Escrow
Escrow Number: 141162-OE

Grantor: William Hancock, as Personal Representative of The Estate of Mary Ann Ceccoti
Grantee: Katie Hilsinger and Wayne Hilsinger

LAND TITLE OF SKAGIT COUNTY

141162-OE

Statutory Warranty Deed

THE GRANTOR WILLIAM HANCOCK, as Personal Representative of the estate of Mary Ann Cecotti, deceased, Skagit County Superior Court Probate Cause No. 11-4-00209-8

for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to KATIE HILSINGER and WAYNE HILSINGER, wife and husband the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn Lot 18, Blk. 2, 'Rosedale Garden Tracts' (Aka Lot 2, SP #SW-04-95).

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 4169-002-018-0200, P107720

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title Company's Preliminary Commitment No. 141162-OE.

Dated February 6, 2012

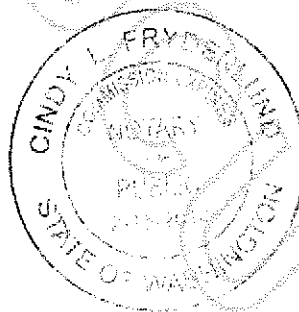
William Hancock, as Personal Representative of The Estate of Mary Ann Ceccoti, deceased, Skagit County Superior Court Probate Cause No. 11-4-00209-8

William J. Hancock PERS. REP
By: William J. Hancock, Personal Representative

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2012324
FEB 10 2012

Amount Paid \$ 3476.12
By ME Skagit Co. Treasurer Deputy



STATE OF Washington }
County of Skagit } SS:

I certify that I know or have satisfactory evidence that William Hancock
signed this instrument, on oath stated that He is
authorized to execute the instrument and acknowledged it as the Personal Representative
of The Estate of Mary Ann Cecotti, deceased, Skagit County to be the free and voluntary act of such
Superior Court Probate Cause No. 11-4-00209-8
party for the uses and purposes mentioned in this instrument.

Dated: February 10 2012

Cindy L. Frydendall
Notary Public in and for the State of Washington
Residing at Sedro-Woolley
My appointment expires: September 11, 2014
2-15-14

EXHIBIT A

Lot 2 of Sedro-Woolley Short Plat No. 4-95, approved July 20, 1995, recorded June 21, 1995, in Volume 12 of Short Plats, pages 5 and 6, as Auditor's File No. 9507210075; and being a portion of Lot 18, Block 2, "ROSEDALE GARDEN TRACTS OF SEDRO WOOLLEY", as per plat recorded in Volume 3 of Plats, page 52, records of Skagit County.

Situate in the County of Skagit, State of Washington.



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