

**When recorded return to:**  
Mr. and Mrs. Nicholas J. Wilson  
4109 Mitchell Drive  
Anacortes, WA 98221

Filed for Record at Request of  
Land Title and Escrow  
Escrow Number: 145978-OAE



Skagit County Auditor \$73.00  
5/9/2013 Page 1 of 2 8:49AM

---

**Grantor: Estates of Duane S. Nystrom and Gloria L. Nystrom**  
**Grantee: Nicholas J. Wilson and Karin M. Wilson**  
**Tax Parcel Number(s): P82764/4456-000-003-0016**  
**Abbreviated Legal: Lot 3, Stittwood Div. Nov. II.**

---

LAND TITLE OF SKAGIT COUNTY

145978-OAE

### Statutory Warranty Deed

THE GRANTOR(S) SHON NYSTROM, AS PERSONAL REPRESENTATIVE OF THE ESTATES OF DUANE S. NYSTROM AND GLORIA L. NYSTROM, BOTH DECEASED, SKAGIT COUNTY SUPERIOR COURT UNDER PROBATE CAUSE NO. 12-4-00013-1 for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to NICHOLAS J. WILSON AND KARIN M. WILSON, HUSBAND AND WIFE GRANTEE(S) the following described real estate, situated in the County of SKagit, State of Washington

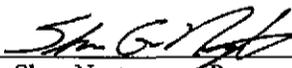
Lot 3, "PLAT OF STITTWOOD DIV. NO. II," as per plat recorded in Volume 13 of Plats, page 71, records of Skagit County, Washington.

Situate in the City of Anacortes, County of Skagit, State of Washington.

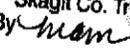
Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title Company's Preliminary Commitment No. 145978-OAE.

Dated May 6, 2013

Estates of Duane S. Nystrom and Gloria L. Nystrom

  
By: Shon Nystrom, as Personal Representative

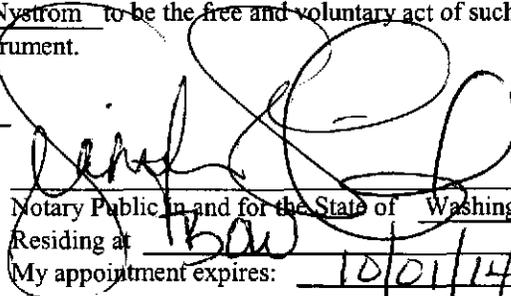
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
20131689  
MAY 09 2013

Amount Paid \$ 6,324.<sup>00</sup>  
Skagit Co. Treasurer  
By  Deputy

STATE OF Washington  
County of Skagit, SS:

I certify that I know or have satisfactory evidence that Shon Nystrom  
signed this instrument, on oath stated that He is  
authorized to execute the instrument and acknowledged it as the Personal Representative  
of The Estates of Duane S. Nystrom and Gloria L. Nystrom to be the free and voluntary act of such  
party for the uses and purposes mentioned in this instrument.

Dated: 5.7.13

  
Notary Public in and for the State of Washington  
Residing at Bow  
My appointment expires: 10/01/14

