

RETURN TO:

William R. McCann  
P.O. Box 405  
Sedro Woolley, WA 98284



201512040102

Skagit County Auditor

12/4/2015 Page

1 of

\$76.00

4 12:30PM

AFFIDAVIT RE: COMMUNITY PROPERTY AGREEMENT

STATE OF WASHINGTON )

) ss.

COUNTY OF SKAGIT )

FREEMAN BROOM, being first duly sworn, deposes and says:

THAT affiant is the surviving spouse of NITA BROOM who died in Sedro-Woolley, Skagit County, Washington on the 15th day of October, 2014 having provided for the disposition of all community property as between affiant and said deceased spouse under Community Property Agreement dated 25<sup>th</sup> day of May, 1999.

THAT there are no unpaid creditors of said decedent or of the former marital community nor unpaid funeral expenses or expense of last illness except as follows: NONE.

THAT the value of the community estate as of the date of death, including all real and personal property, was approximately \$300,000.00 and the value of all separate property of said decedent was \$0.00 as of the date of death.

Among other items of community property was the following described real estate, situated in the County of Skagit, State of Washington:

Skagit County Parcel No.: P42424

11-35-07

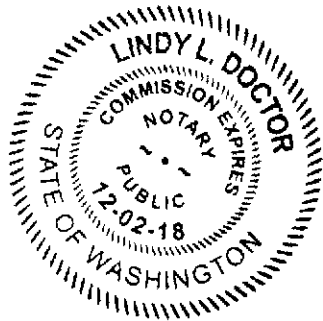
(0.9600 ac) TAX 7 A TR OF LAND 1 AC SQ. THE W BDY THOF BEING THE C/L  
OF THE HENRY WILD RD & THE N LI THOF BEING THE N LI OF NW1/4 OF  
NE1/4 OF SEC 11-35-7 EXC PTN LYING WITHIN SD RD

This Affidavit is made to induce title insurance companies to issue its polices of title  
insurance on real property passing to the surviving spouse by virtue of said community property  
survivorship agreement in reliance up the

Freeman Broom  
FREEMAN BROOM

On the 2nd day of December, 2015, before me, the undersigned, a Notary  
Public in and for the State of Washington, duly commissioned and sworn, personally appeared  
FREEMAN BROOM, to me known to be the individual who executed the foregoing instrument  
and acknowledged that he signed the same as his free and voluntary act and deed for the uses and  
purposes therein mentioned.

Witness my hand and official seal hereto affixed the day and year first above-written



Lindy L. Doctor  
Notary Public in and for the  
State of Washington  
Residing at Sedro Woolley  
My Commission Expires: 12/2/18

COMMUNITY PROPERTY AGREEMENT

THIS AGREEMENT, made and entered into this 25 day of May, 1999, by and between FREEMAN BROOM and NITA BROOM, husband and wife, of Concrete, Skagit County, Washington,

WITNESSETH

That in consideration of the love and affection that each of the said parties has for the other, and in consideration of the mutual benefits to be derived by the parties hereto, it is hereby agreed, covenanted and promised:

I.

That all property of whatsoever nature or description, whether real or personal or mixed, and wheresoever situated, now owned or hereafter acquired by them or either of them, shall be considered and is hereby declared to be community property.

II.

That upon the death of either of the aforementioned parties, title to all community property as herein defined, shall immediately vest in fee simple in the survivor of them.

IN WITNESS WHEREOF the said FREEMAN BROOM and NITA BROOM have hereunto set their hands and seals this 25 day of May, 1999.

Freeman Broom  
FREEMAN BROOM

Nita Broom  
NITA BROOM

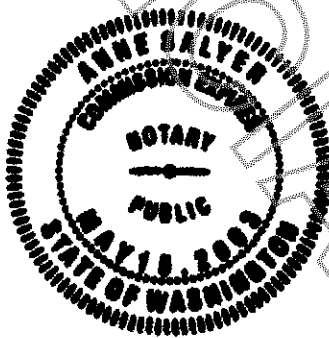
STATE OF WASHINGTON )

) ss.

COUNTY OF SKAGIT )

This is to certify that on this 25 day of May, 1999, appeared before me, the undersigned notary public, FREEMAN BROOM and NITA BROOM, to me known to be the individuals described in and who executed the foregoing instrument and did acknowledge that they signed the same as their free and voluntary act and deed for the uses and purposes herein mentioned.

IN WITNESS WHEREOF I have hereunto set my hand and seal the day and year first above-written



Anne Salyer  
NOTARY PUBLIC in and for the  
State of Washington  
Commission Expires 5/15/03