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Skagit County Auditor

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FILED AT REQUEST OF/RETURN TO:  
Skagit Law Group, PLLC  
227 Freeway Drive, Suite B  
P. O. Box 336  
Mount Vernon, WA 98273

**AFFIDAVIT IN SUPPORT OF COMMUNITY PROPERTY AGREEMENT**

Grantor(s): **DONALD L. PEARCY, now deceased**  
Grantee(s): **WANDA M. PEARCY, surviving spouse**  
Abbreviated Legal: E 1/2 Gvt Lot 1, S2 T33N R4 EWM;  
SE 1/4 SE 1/4 SE 1/4 S35 T34N R4 EWM;  
E 1/2 NE 1/4 SE 1/4 SE 1/4 S35 T34N R4 EWM;  
Ptn W 1/2 NE /14 SE 1/4 SE 1/4 S35 T34N R4 EWM  
Additional legal: Exhibit A  
Tax Account No: 340435-4-021-0002; P29835; 330402-0-001-0004; P16170  
340435-4-014-0001; P29825  
Reference No.:

STATE OF WASHINGTON )  
 )  
 ) ss.  
COUNTY OF SKAGIT )

**WANDA M. PEARCY**, being first duly sworn, on oath, deposes and says:

1. This Affidavit provides information for the record regarding that certain Community Property Agreement dated September 15, 1993, executed by **DONALD L. PEARCY** and **WANDA M. PEARCY**, husband and wife (the "Agreement"). The Agreement was recorded in the Office of the County Auditor in Skagit County, Washington, on May 4, 2016, under File No. 201605040051. The statements set forth in this Affidavit are representations of fact that may be relied upon by all parties dealing with the real estate located in Skagit County, Washington, and more fully described on **Exhibit A** attached hereto and made a part hereof.

2. **DONALD L. PEARCY** (the "Decedent"), a resident of the State of Washington, was one of the parties to the Agreement and died on April 5, 2016, in Mount Vernon, Skagit County, Washington.

3. The parties to the Agreement were legally competent at the time of the Agreement and executed no subsequent Wills or agreements that would have the effect of abrogating or nullifying the Agreement. The Agreement was validly executed and in full force and effect at the time of the Decedent's death.

The legal description for community real property of the Decedent and the affiant is set forth as **Exhibit A** attached hereto.

5. The Decedent left no separate property.

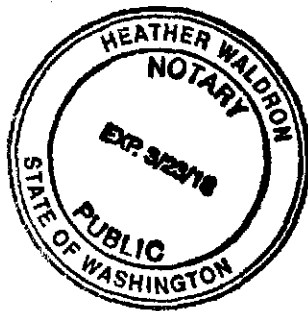
6. All obligations of the community composed of the Decedent and the affiant owing at the date of the Decedent's death have been paid in full, and all expenses of last illness and for funeral and burial services of the Decedent have been paid.

7. The gross value of the assets in the gross taxable estate of the Decedent was not sufficient to require a federal estate or State of Washington estate tax return or create any tax liabilities.

DATED May 3, 2016.

Wanda M. Percy  
WANDA M. PEARCY

SIGNED AND SWORN to before me this 3<sup>rd</sup> day of May, 2016, by WANDA M. PEARCY.



Heather Waldron  
Notary Public

HEATHER WALDRON  
(Type or Print Name of Notary)  
My Appointment Expires: 3-23-2018

**EXHIBIT A**  
**(Legal Description)**

Skagit County Tax Parcel #330402-0-001-0004; P16170 and #340435-4-021-0002; P29835

The East Half (E ½) of Government Lot One (1), Section Two (2), Township Thirty-three (33) North, Range Four (4), East of the Willamette Meridian, and the Southeast Quarter (SE ¼) of the Southeast Quarter (SE ¼) of the Southeast Quarter (SE ¼) of Section Thirty-five (35), Township Thirty-four (34) North, Range Four (4), East of the Willamette Meridian, EXCEPT road rights of way;

Including M/H ORFL2AD334 Fleetwood 83 56x24;

TOGETHER WITH a non-exclusive easement for ingress and egress over an existing road or lane 15 feet in width lying Easterly of the County road in the Southwest Quarter (SW ¼) of the Southeast Quarter (SE ¼) of the Southeast Quarter (SE ¼) of Section Thirty-five (35), Township Thirty-four (34) North, Range Four (4), East of the Willamette Meridian, running in a general Easterly and Westerly direction, as granted by Edward W. Dolch, et ux, to Anna Spaberg, et al, by an instrument dated March 27, 1965, filed March 29, 1965, as File No. 663988.

Skagit County Tax Parcel #340435-4-014-0001; P29825

The East Half (E ½) of the Northeast Quarter (NE ¼) of the Southeast Quarter (SE ¼) of the Southeast Quarter (SE ¼) of Section Thirty-five (35), Township Thirty-four (34) North, Range Four (4) East of the Willamette Meridian;

ALSO, the North 150 feet (measured along the County road) of that Portion of the West half (W ½) of the Northeast Quarter (NE ¼) of the Southeast Quarter (SE ¼) of the Southeast Quarter (SE ¼) of Section Thirty-five (35), Township Thirty-four (34) North, Range Four (4) East of the Willamette Meridian, lying East of said County road.