When recorded return to: Peter D. Hopley 15318 Sunset Lane Mount Vernon, WA 98273 Skagit County Auditor

7/19/2016 Page

\$75.00 3 2:01PM

Recorded at the request of: Guardian Northwest Title File Number: A111765

Statutory Warranty Deed

THE GRANTOR Kelly K. Hopley, Lyndsie J. Youngren and Paula A. Kvam, Co-Personal Representatives of the Estate of Carol J. Jordan, Deceased for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Peter D. Hopley, a single man the following described real estate, situated in the County of Skagit, State of Washington.

Abbreviated Legal:

Lot 14, Lind's McLean Tracts

Tax Parcel Number(s): P67252, 3946-000-014-0005

PINLIC 10-08-2017

Lot 14, "LIND'S McLEAN TRACTS", as per plat recorded in Volume 6 of Plats, page 36, records of Skagit County, Washington.

This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey, as per Exhibit "A" attached hereto

Dated 6/24/2016	
Estate/of Carol J. Jordan	
Listate of Carol 7. Joinant	SKAGIT COUNTY WASHINGTON
DULLER STERVER	FEAL ESTATE EXCISE TAX
By: Kelly K. Hopley, Personal Representative	20163039
Andi Allen	DL 1 9 2016
By: Lyndsie J. Youngren, Personal Representa	tive (1277 W
Paula a. Kvam	
	Skagit Co. Treasurer By 112 Deputy
By: Paula A. Kvam, Personal Representative	40
STATE OF Washington	
COUNTY OF Skagit	SS:
I certify that I know or have satisfactory evide	nce that Kelly K. Hopley, Lyndsie J. Youngren and Paula A.
Kvam is the person who appeared before me, a	and said person acknowledged that they signed this instrument and
act of such party(ies) for the uses and purpose	atives of the Estate of Carol J. Jordan, to be the free and voluntary
\sim \sim \sim	s mentioned in this histianient.
Dated:	

Vicki L. Hoffman

Notary Public in and for the State of Washington

Residing at Coupeville, Washington My appointment expires: 10/08/2017

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EXHIBIT A

EXCEPTIONS:

ANY AND ALL OFFERS OF DEDICATIONS, CONDITIONS, RESTRICTIONS, EASEMENTS, PENCE LINE/BOUNDARY DISCREPANCIES, NOTES, PROVISIONS AND/OR ANY OTHER MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SHORT PLAT/SURVEY:

Name: Recorded: Lind's Mclean Tracts March 28, 1949

Auditor's No.

Vol. 6 Page 36 of Plats

RESERVATIONS, PROVISIONS AND/OR EXCEPTIONS CONTAINED IN INSTRUMENT:

Executed By:

Statutory Warranty Deed

Recorded: November 19, 1952 Auditor's No.:

482139

LPB 10-05(i-l) Page 2 of 2.

I. BASIS

- 1.1 The last will of CAROL J. JORDAN late of Skagit County was duly exhibited proven and recorded in this court on MAY 24, 2016.
- 1.2 In that will KELLY K. HOPLEY, LYNDSIE J. YOUNGREN and PAULA A. KVAM are named co-personal representatives.
- 1.3 The co-personal representatives have qualified.

BY

H. CERTIFICATION

THIS IS TO CERTIFY THAT KELLY K. HOPLEY, LYNDSIE J. YOUNGREN and PAULA A. KVAM are authorized by this court to execute the will of the above decedent according to law.

DATED MAY 24, 2016

STATE OF WASHINGTON)

MAVIS BETZ COUNTY CLERK AND CLERK OF THE SUPERIOR COURT

BY Kristen A. Denton, Deputy Clerk

III. CERTIFICATE OF COPY

COUNTY OF SE	(AGIT)			The same of the sa	usli.
I, MAVIS BETZ and correct copy record on MAY.	of the Letters T	uperior Court of 'estamentary in the	Skagit County, co ne above-named o	ertify that the a case which was	boye is a true s entered of
I further certify t	hat these letters	are now in full f	orce and effect.		
DATED	MAVIS E	BETZ CLERK AND	CLERK OF THE	SUPERIOR C	OURT

Deputy Ches State of Washington, for Skaglt County, so hereby certify that this is a true copy of the original now on file in my office. Dated



MAVIS E. BETZ, County Clerk

Deputy Clerk