

Skagit County Auditor 1/18/2017 Page

\$76.00

1:44PM

After recording mail to:

Stiles Law Inc. P.S. P.O. Box 228 / 925 Metcalf Street Sedro Woolley, VVA 98284

Grantor(s):

Linda Chiabai and Jana Leland, Co-Personal Representatives of the SKAGIT COUNTY WASHINGTON

Grantee(s):

Linda Chiabai

REAL ESTATE EXCISE TAX

Abbreviated Legal:

Ptn Gov't Lt 1, Sect 6, Township 35 N, R 5 E

2017197 JAN 1 8 2017

Assessor's Tax Parcel #: P38473 / 350506-1-001-0007

PERSONAL REPRESENTATIVE'S DEED

Amount Paid \$ 8 Skagit Co. Treasurer By Mann Deputy

- 1. **GRANTOR**. The undersigned Grantors, Linda Chiabai and Jana Leland, are the duly appointed, qualified and acting co-personal representatives of the Estate of William Cole, deceased.
- 2. ESTATE. William Cole died on July 25, 2015. On August 20, 2016 the estate was admitted to probate and Grantors were appointed co-personal representatives in the State of Washington Superior Court of Skagit County in Cause No. 15-4-00307-1.
- 3. NONINTERVENTION POWERS. By Order of Solvency entered on August 20, 2015 in the Probate Proceedings, Grantors were authorized to settle the Estate without further court intervention or supervision.
- 4. DESCRIBED REAL PROPERTY. Included among the property of the Estate of William Cole was interest in the real property described as follows:

That portion of Government Lot 1, Section 6, Township 35 North, Range 5 East, W.M. lying easterly of Fruitdale Road and easterly of the abandoned Northern Pacific Railroad right of way.

TOGETHER WITH that portion of south half of Government Lot 2, Section 6, Township 35 North, Range 5 East, W.M. lying easterly of Fruitdale Road and easterly of the abandoned Northern Pacific Railroad right of way.

Containing approximately 42 acres.

Situate in Skagit County, Washington.

- 5 CONVEYANCE: Grantors hereby convey and quitclaim to Linda Chiabai, a single woman as her separate property, the above described property, together with all after acquired title of the grantors therein.
- 6. **LIMITATION OF COVENANTS**. Grantors expressly limit the covenants of this deed to those expressed herein and exclude all covenants arising or to arise by statutory or other implication.

Dated:_	9 /9, 2016.	·
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	Tipe	Juda Mushai
	Co-	Personal Representative of the Estate of
		iam Cole, deceased, and not in her vidual capacity
		······································

Co-Personal Representative of the Estate of William Cole, deceased, and not in her individual capacity

Dated:

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

On this 19th day of September, 2016, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Linda Chiabai, to me known to be the individual who signed as Co-Personal Representative of the Estate of William Cole, deceased, and who executed the within and foregoing instrument and acknowledged said instrument to be her free and voluntary act and deed for the uses and purposes therein mentioned; and on oath stated that she was authorized to execute the said instrument as Personal Representative of said Estate.

IN WITNESS WHEREOF I have hereunto set my hand and official seal the day and

year first above written

NOTARY PUBLIC in and for the

State of Washington

residing at: <u>Sedro Woolley</u> My appointment expires: 12-20-1

STATE OF WASHINGTON)

) ss

COUNTY OF King

On this Alay of September, 2016, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Jana Leland, to me known to be the individual who signed as Co-Personal Representative of the Estate of William Cole, deceased, and who executed the within and foregoing instrument and acknowledged said instrument to be her free and voluntary act and deed for the uses and purposes therein mentioned; and on oath stated that she was authorized to execute the said instrument as Personal Representative of said Estate.

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

Notary Public
State of Washington
GREGORY B DIMELING
MY COMMISSION EXPIRES
June 15, 2018

NOTARY PUBLIC in and for the

State of Washington

residing at: <u>Seather WA</u>

My appointment expires:

SUPERIOR COURT OF THE STATE OF WASHINGTON FOR SKAGIT COUNTY

ESTATE OF:

CASE NO. 15-4-00307-1

LETTERS TESTAMENTARY

WILLIAM NORTON COLE

Deceased

L BASIS

- 1.1 The last will of WILLIAM NORTON COLE late of Skagit County was duly exhibited proven and recorded in this court on AUGUST 20, 2015.
- 1.2 In that will JANA LELAND and LINDA LOUISE CHIABAI are named co-personal representatives.
- 1.3 The co-personal representatives have qualified.

II. CERTIFICATION

THIS IS TO CERTIFY THAT JANA LELAND and LINDA LOUISE CHIABAI are authorized by this court to execute the will of the above decedent according to law.

DATED AUGUST 20, 2015

MAVIS BETZ
COUNTY CLERK AND CLERK OF THE SUPERIOR COURT

BY Kristen A. Denton, Deputy Clerk

III. CERTIFICATE OF COPN

STATE OF WASHINGTON)	
)	SS
COUNTY OF SKAGIT)	

I, MAVIS BETZ, Clerk of the Superior Court of Skagit County, certify that the above is a true and correct copy of the Letters Testamentary in the above-named case which was entered of record on AUGUST 20, 2015.

I further certify that these letters are now in full force and effect.

DATED 8/20/15 MAVIS BETZ COUNTY CLE

COUNTY CLERK AND CLERK OF THE SUPERIOR COURT

BY Status aghler Deputy Clerk