



201801310112

Skagit County Auditor

\$79.00

1/31/2018 Page

1 of

6 3:18PM

After recording mail to:

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

Address: 24647 McKendree Lane, Sedro-Woolley, WA 98284
Legal: PTN N1/2 GOVE LT 2 AKA TRACT 1 S/P 10-79
Tax Parcel #: 350506-0-003-0427 / P38480

LACK OF PROBATE REAL ESTATE AFFIDAVIT

State of Washington)
) ss.
County of Skagit)

The affiant, JEANETTE C. WETZEL, executes this affidavit relating to the estate of WILLIAM E. WETZEL, the Decedent, who died on May 21, 2014, in the County of Skagit, State of Washington, then being a resident of the County of Skagit, State of Washington. A copy of the death certificate is attached hereto.

JEANETTE C. WETZEL, being first duly sworn, depose and say:

1. This affidavit is to be recorded as an affirmation of facts showing that the affiant is the rightful heir to the property described below.

Relationship of the Affiant to the Decedent

The affiant is the lawful surviving spouse of the Decedent and one of the joint tenants named in that certain instrument creating a joint tenancy with a right of survivorship identified in that certain deed recorded on 01/30/1990 under Recording No. 9001300056, in Skagit County, Washington.

Names of All Heirs of the Decedent

3. That all the heirs at law and next of kin of the decedent that were living at the time of the Decedent's death are listed below. Heirs at law and next of kin of decedent include, but are not limited to:

- (a) a spouse or registered domestic partner, and
- (b) children, adopted children, the children of any predeceased child or adopted child (if decedent left no surviving children, then affiant has listed below all of the surviving parents, brothers and sisters of decedent).

The heirs at law of decedent are (list all of the heirs at law using the reverse side if necessary):

Full Name	Age	Relationship to Decedent
Jeanette C. Wetzel 24647 McKendree Ln Sedro-Woolley, WA 98284	Legal	Spouse
Jennifer Marie Strand 23705 Old Day Creek Rd. Sedro-Woolley, WA 98284	Legal	Daughter
Rebecca Anne Roberts 161 Chapin Rd. Chapin, SC 29036	Legal	Daughter
Rachel Clair Youngquist 17761 Kamb Rd. Mt. Vernon, WA 98273	Legal	Daughter
Steven Anthony Wetzel 2781 Kittatas Hwy. Ellensburg, WA 98926	Legal	Son
Stephanie Janet Landsem 5487 Jamaca Ave. N. Lake Elmo, MN 55042	Legal	Daughter

Description of the Property

4. That among the items of real property owned by the Decedent at the time of death was real estate located in the County of Skagit, State of Washington, and described as follows:

TRACT 1 OF SHORT PLAT 10-79, LOCATED IN SECTION 6,
TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M., APPROVED
FEBRUARY 23, 1979, AND RECORDED IN VOLUME 3 OF
SHORT PLATS, PAGE 76, UNDER AUDITOR'S FILE NO.
7902260004, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SUBJECT TO ALL ENCUMBRANCES, CONDITIONS,
EASEMENTS, RESERVATIONS, RESTRICTIONS AND OTHER
EXCEPTIONS AS RECORDED ON JANUARY 30, 1990 UNDER
AUDITOR'S FILE NO. 9001300056, RECORDS OF SKAGIT
COUNTY, WASHINGTON.

5. Status of the Will (if any)

- ☐ The decedent left no Will that devises real property.
☒ The decedent left a Will that devises real property.
☒ The decedent's estate is not being probated.

The decedent died having left a Last Will and Testament, dated 09-02-2004. The Will devises and states that:

II (2.2) Residue. I give, devise, and bequeath all my property, both real and personal, not disposed of by the foregoing provision, to my wife, Jeanette Clair Wetzel, provided she survives me.

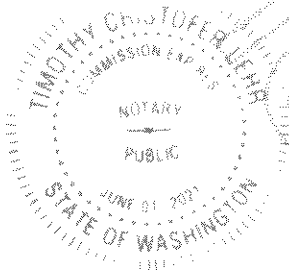
DATED: Jan 26, 2018

Jeanette C. Wetzel
Jeanette C. Wetzel - Affiant

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

On this day personally appeared before me **Jeanette C. Wetzel** to me known to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 26 day of January 2018.



Tim
Notary Public in and for the State of Washington,
residing at Sedro Woolley, WA
My appointment expires 6/01/2021

STATE OF WASHINGTON
DEPARTMENT OF HEALTH

CERTIFICATE OF DEATH

CERTIFICATE NUMBER: 2014-011439

DATE ISSUED: 05/27/2014

FEE NUMBER: 000000029

GIVEN NAME: WILLIAM EPHRIAM
LAST NAME: WETZEL

COUNTY OF DEATH: SKAGIT
DATE OF DEATH: MAY 21, 2014
HOUR OF DEATH: 07:30 A.M.
SEX: MALE
AGE: 85 YEARS

SOCIAL SECURITY NUMBER: [REDACTED]

HISPANIC ORIGIN: NO, NOT HISPANIC
RACE: WHITE

BIRTHDATE: [REDACTED]
BIRTHPLACE: PITMAN, PENNSYLVANIA

MARITAL STATUS: MARRIED
SPOUSE: JEANETTE CLAIR REARDON

OCCUPATION: ROAD AND TRAIL MAINTENANCE
INDUSTRY: NATIONAL PARK SERVICE
EDUCATION: HIGH SCHOOL GRADUATE OR GED COMPLETED
US ARMED FORCES? YES

INFORMANT: JEANETTE WETZEL
RELATIONSHIP: WIFE
ADDRESS: 24647 MCKENDREE LANE, SEDRO WOOLLEY, WA 98284

PLACE OF DEATH: EMERGENCY ROOM
FACILITY OR ADDRESS: SKAGIT VALLEY HOSPITAL
CITY, STATE, ZIP: MOUNT VERNON, WASHINGTON 98274

RESIDENCE STREET: 24647 MCKENDREE LANE
CITY, STATE, ZIP: SEDRO WOOLLEY, WASHINGTON 98284
INSIDE CITY LIMITS? NO
COUNTY: SKAGIT
TRIBAL RESERVATION: NOT APPLICABLE
LENGTH OF TIME AT RESIDENCE: 25 YEARS

FATHER: MYLES HENRY WETZEL
MOTHER: VIOLET [REDACTED]

METHOD OF DISPOSITION: BURIAL
PLACE OF DISPOSITION: UNION CEMETERY
CITY, STATE, ZIP: SEDRO WOOLLEY, WA 98284
DISPOSITION DATE: MAY 28, 2014

FUNERAL FACILITY: LEMLEY CHAPEL
ADDRESS: 1008 THIRD ST
CITY, STATE, ZIP: SEDRO WOOLLEY WA 98284
FUNERAL DIRECTOR: DOUGLAS E. HUTTER

CAUSE OF DEATH:

- A. CARDIOPULMONARY ARREST
INTERVAL: 30 MINUTES
B. SEVERE ISCHEMIC CARDIOMYOPATHY
INTERVAL: PROGRESSIVE OVER YRS
C. ATHEROSCLEROTIC CORONARY VASCULAR DISEASE
INTERVAL: PROGRESSIVE OVER YRS
D.
INTERVAL:

OTHER CONDITIONS CONTRIBUTING TO DEATH:
PRESUMED MYOCARDIAL INFARCTION, UNABLE TO CONFIRM PRIOR TO CODE AND DEATH

DATE OF INJURY:
HOUR OF INJURY:
INJURY AT WORK?
PLACE OF INJURY:

LOCATION OF INJURY:

CITY, STATE, ZIP:
COUNTY:
DESCRIBE HOW INJURY OCCURRED:

STATUS OF DECEDENT, IF A TRANSPORTATION INJURY:
NOT APPLICABLE

ITEM(S) AMENDED: NONE

NUMBER(S): NONE
DATE(S): NONE

MANNER OF DEATH: NATURAL
AUTOPSY: NO

AVAILABLE TO COMPLETE THE CAUSE OF DEATH? NOT APPLICABLE
DID TOBACCO USE CONTRIBUTE TO DEATH? NO
PREGNANCY STATUS, IF FEMALE? NOT APPLICABLE

CERTIFIER NAME: SHAWNA LAURSEN, MD
TITLE: PHYSICIAN
CERTIFIER
ADDRESS: 1415 E KINCAID
CITY, STATE, ZIP: MOUNT VERNON WA 98274
DATE SIGNED: MAY 22, 2014

CASE REFERRED TO ME/CORONER: NO
FILE NUMBER: NJA#328

ATTENDING PHYSICIAN:
NOT APPLICABLE

LOCAL DEPUTY REGISTRAR:
MEL PEDROSA
DATE RECEIVED: MAY 22, 2014

UNOFFICIAL DOCUMENT



MAY 20 2011

Skagit County Board of Supervisors
Hawaii County Board of Supervisors
ZZ00273658