

When Recorded Please Return To:  
LAWRENCE A. PIRKLE  
PO Box 1788  
Mount Vernon, WA 98273  
(360) 336-6587



Skagit County Auditor \$79.00  
5/3/2018 Page 1 of 6 1:21PM

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
20181843  
MAY 03 2018

Amount Paid \$0  
Skagit Co. Treasurer  
By *Custom* Deputy

### QUIT CLAIM DEED

**THE GRANTOR**, GARY PEARSON, as Successor Trustee of THE MARIE A. KUNFERMAN TRUST, dated February 01, 2008, and GARY PEARSON, as Personal Representative for the Estate of MARIE A. KUNFERMAN, under Skagit County Cause No. 18-4-00011-29, for and in consideration of distribution of Trust/Estate (WAC 458-61A-202 (6)(f)), conveys and quit claims to **GRANTEE**, CORPORATION OF THE CATHOLIC ARCHBISHOP OF SEATTLE, the following described real estate, situated in the County of Skagit State of Washington, together with all after acquired title of the grantor therein.

**Assessor's Parcel No: P21562 340312-0-093-0016**

That part of the following described tract lying West of 2<sup>nd</sup> Street as the same is laid out and established in the Town of Avon. Legal description more fully described on Exhibit "A" and incorporated herein by this reference.

TOGETHER WITH AND SUBJECT TO: all covenants, conditions, restrictions, reservations, agreements, easements, provisions, rights & assessments of record, if any. Situated in Skagit County, Washington.

**Assessor's Parcel No: P21564 340312-0-041-0004**

The Southwesterly 20 feet of that portion of Government Lot 4 in Section 12, Township 34 North, Range 3 East W.M., Legal description more fully described on Exhibit "A" and incorporated herein by this reference.

TOGETHER WITH AND SUBJECT TO: all covenants, conditions, restrictions, reservations, agreements, easements, provisions, rights & assessments of record, if any. Situated in Skagit County, Washington.

Dated 15 day of March, 2018.

Gary Pearson SUCCESSION TRUSTEE  
GARY PEARSON, Successor Trustee of  
THE MARIE A. KUNFERMAN TRUST, dated 02/01/08

Gary Pearson P.R.  
GARY PEARSON, Personal Representative  
for the Estate of MARIE A. KUNFERMAN

STATE OF CALIFORNIA )  
 ) ss.  
COUNTY OF \_\_\_\_\_ )

On \_\_\_\_\_, 2018, before me, \_\_\_\_\_  
date (name and title of the officer)


personally appeared GARY PEARSON, Successor Trustee of "THE MARIE A. KUNFERMAN TRUST, dated 02/01/08",

who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature: \_\_\_\_\_  
Notary Public

  
Place Notary Seal Above  
SEE ATTACHED THE CALIFORNIA  
NOTARY FORM 9.5.

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached and not the truthfulness, accuracy, or validity of that document.

State of California

County of El Dorado ) ss.

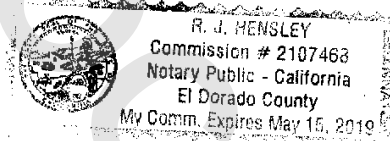
On 03/15/2018 before me, R. J. HENSLEY, Notary Public  
(here insert name and title of the officer), personally appeared  
GARY PEARSON

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature R. J. Hensley (Seal)



ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached and not the truthfulness, accuracy, or validity of that document.

State of California

County of El Dorado ) ss.

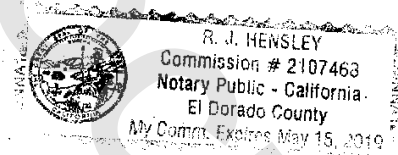
On 03/15/2018 before me, R.J. HENSLEY, Notary Public  
(here insert name and title of the officer), personally appeared  
GARY PEARSON

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature R.J. Hensley (Seal)



**EXHIBIT "A"**

**Assessor's Parcel No: P21562 340312-0-093-0016**

That part of the following described tract lying West of 2<sup>nd</sup> Street as the same is laid out and established in the Town of Avon:

Beginning at the point where the North line of Brunswick Street in the Town of Avon intersects the right bank of the Skagit River; thence North 21 degrees East 1 chain; thence North 69 degrees West ten chains; thence South 20 degrees, West 1 chain, more or less to the North line of Brunswick Street; thence Easterly along the North line of Brunswick Street to the place of beginning.

TOGETHER WITH AND SUBJECT TO: all covenants, conditions, restrictions, reservations, agreements, easements, provisions, rights & assessments of record, if any.

Situated in Skagit County, Washington.

**Assessor's Parcel No: P21564 340312-0-041-0004**

The Southwesterly 20 feet of that portion of Government Lot 4 in Section 12, Township 34 North, Range 3 East W.M., described as follows:

Beginning at a point on the Northerly line of Brunswick Street as shown on Plan of Avon, as per plat recorded in Volume 1 of Plats, Page 2, Records of Skagit County South 69 degrees East 150 feet from the SE corner of Block 15 of Skalings Addition to the Town of Avon as per plat recorded in Volume 1 of Plats, Page 12, Records of Skagit County; thence North 66 feet to the true point of beginning; thence Southeasterly parallel with said Brunswick Street 110 feet, more or less, to the Northwesterly line of Second Street as extended and established in Avon; thence Northeasterly along Second Street of the North line of Government Lot 4; thence West along the North line of Government Lot 4 to a point North of the true point of beginning; thence South to the true point of beginning; situate in the County of Skagit, State of Washington.

TOGETHER WITH AND SUBJECT TO: all covenants, conditions, restrictions, reservations, agreements, easements, provisions, rights & assessments of record, if any.

Situated in Skagit County, Washington.

**FILED**  
Skagit County Clerk  
Skagit County, WA  
01/10/18

SUPERIOR COURT OF THE STATE OF  
WASHINGTON FOR SKAGIT COUNTY

Estate of **MARIE A KUNFERMAN:**

DECEASED.

No. 18-4-00011-29

LETTERS TESTAMENTARY

**I. BASIS**

1.1 The last will of MARIE A KUNFERMAN late of SKAGIT County, State of WASHINGTON was duly exhibited proven and recorded in this court on January 10, 2018 .

1.2 In that will GARY PEARSON is named personal representative.

1.3 The personal representative has qualified.

**II. CERTIFICATION**

THIS IS TO CERTIFY THAT GARY PEARSON is authorized by this court to execute the will of the above decedent according to law.

DATED on this the 10th day of January, 2018.

MAVIS BETZ  
COUNTY CLERK AND CLERK OF THE SUPERIOR COURT

Kristen Denton, Deputy Clerk

**III. CERTIFICATE OF COPY**

STATE OF WASHINGTON )

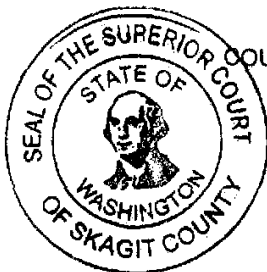
) ss

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 January 10, 2018.

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

DATED: January 10, 2018



MAVIS BETZ  
COUNTY CLERK AND CLERK OF THE SUPERIOR COURT

BY  Deputy Clerk