

RETURN TO:

Patrick Hayden
PO Box 454
Sedro-Woolley, WA 98284

DOCUMENT TITLE(S) (or transactions contained herein):

QUIT CLAIM DEED

REFERENCE NUMBER(S) OF DOCUMENTS ASSIGNED OR RELEASED:

Estate of Colleen J. Francis, Skagit County Superior Court Cause No. 17-4-00160-1

GRANTOR(S) (Last name, first name and initials):

1. **Francis, Katherine T., as PR of the Estate of Colleen J. Francis, Deceased, Skagit County Superior Court Cause No. 17-4-00160-1**

GRANTEE(S) (Last name, first name and initials):

2. **Katherine T. Francis, a single person**

LEGAL DESCRIPTION (Abbreviated: i.e., lot, block, plat or quarter, quarter, section, township and range).

**The W 202.5 feet of Lot 26, Block 135, "FIRST ADDITION TO BURLINGTON"
Together with a portion of Lot 4, SP No. BURL-4-95**

Situated in the County of Skagit, State of Washington.

ASSESSOR'S PARCEL/TAX I.D. NUMBER:

APN/Parcel ID(s): P72235 / 4077-135-025-0103

QUIT CLAIM DEED

The Grantor, **KATHERINE T. FRANCIS**, as Personal Representative of the Estate of **Colleen J. Francis, Deceased**, Skagit County Superior Court Cause No. 17-4-00160-1, conveys and quit claims to **KATHERINE T. FRANCIS**, a single person, the following described real property, together with any after-acquired interest of Grantor:

That property legally described on the attached Exhibit A.

Situate in the County of Skagit, State of Washington.

DATED this 16 day of August, 2018.

By: Katherine T. Francis
Katherine T. Francis, Personal Representative
for the Estate of Colleen J. Francis, Deceased
Skagit County Superior Court Cause No. 17-4-00160-1

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20184055
SEP 13 2018

Amount Paid \$ 1239.57
Skagit Co. Treasurer
By mm Deputy

STATE OF WASHINGTON)
: SS.
COUNTY OF SKAGIT)

On this day personally appeared before me **Katherine T. Francis**, as Personal Representative of the Estate of Colleen J. Francis, Deceased, to me known to be the person described in and who executed the within and foregoing instrument, and acknowledged that she signed the same on behalf of the LLC as her/their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 16 day of August, 2018.

Patrick M. Hayden
Notary Public in and for the State of
Washington, residing at Sedro Woolley.
My Commission Expires: 4-27-21
Print Name: Patrick M. Hayden

Exhibit C



806 Metcalf St., Sedro-Woolley, WA 98284 Phone: (360) 855-2121 FAX: (360) 855-1658

LEGAL DESCRIPTION
FOR
LESTER L. FRANCIS
OF
COLLEEN FRANCIS PARCEL P72235
AFTER BOUNDARY LINE ADJUSTMENT

January 13, 2006

The west 202.5 feet of Lot 26, Block 135, "FIRST ADDITION TO BURLINGTON", as per plat recorded in Volume 3 of Plats, page 11 records of Skagit County;

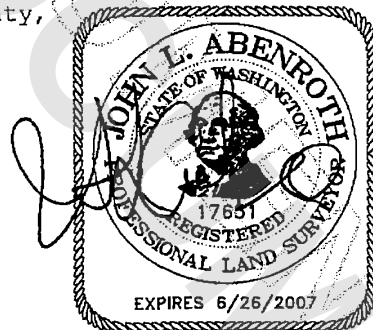
TOGETHER WITH that portion of Lot 4, Short Plat No. BURL-4-95 filed in Volume 12 of Short Plats at page 86, records of Skagit County Washington, described as follows:

Beginning at the northwest corner of said Lot 4; thence N 89°45'43" E along the north line of said Lot 4, a distance of 312.22 feet; thence S 00°09'42" E, a distance of 122.00 feet to the south line of said Lot 4; thence S 89°45'43" W along said south line, a distance of 312.40 feet to the southwest corner of said Lot 4; thence N 00°04'43" W along the west line of said Lot 4, a distance of 122.00 feet to the point of beginning of this description.

AND TOGETHER WITH a non-exclusive easement for ingress, egress and utilities over, under and through that portion of the north 20 feet of said Lot 4 lying west of Clancy Court and east of the above described parcel portion of Lot 4.

Situate in the City of Burlington, Skagit County, Washington.

Containing 1.87 acres.



200601230211
Skagit County Auditor

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**SUPERIOR COURT OF THE STATE OF WASHINGTON
FOR SKAGIT COUNTY**

ESTATE OF:	CASE NO. 17-4-00160-1
COLLEEN J. FRANCIS Deceased	LETTERS TESTAMENTARY

1.1 The last will of COLLEEN J. FRANCIS late of Skagit County was duly exhibited proven and recorded in this court on APRIL 17, 2017.

1.2 In that will KATHERINE T. FRANCIS named personal representative.

1.3 The personal representative has qualified.

II. CERTIFICATION

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

DATED APRIL 17, 2017

MAVIS E. BETZ
COUNTY CLERK AND CLERK OF THE SUPERIOR COURT

BY Kristen A. Denton, Deputy Clerk

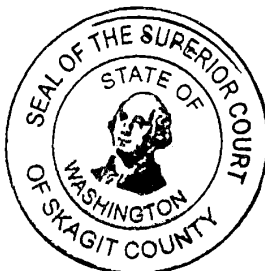
III. CERTIFICATE OF COPY

STATE OF WASHINGTON)) ss
COUNTY OF SKAGIT)

I, MAVIS E. 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 APRIL 17, 2017.

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

DATED 4/18/17 MAVIS E. BETZ
COUNTY CLERK AND CLERK OF THE SUPERIOR COURT



BY Kristen A. Denton Deputy Clerk