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Skagit County Auditor

Return Address:
Souders Law Group
913 7th Street
Anacortes, Washington 98221

REAL ESTATE EXCISE TAX

2019 266
JAN 25 2019

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

DOCUMENT TITLE: **PERSONAL REPRESENTATIVE'S BARGAIN AND SALE DEED**

GRANTOR: **THE ESTATE OF KENNETH B. ATKINS**

GRANTEE: **MARYANN ATKINS**

ABBREVIATED LEGAL DESCRIPTION: See below

ASSESSOR'S TAX/PARCEL NUMBERS: P75452 / 4149-015-006-0006

PERSONAL REPRESENTATIVE'S BARGAIN AND SALE DEED

THE UNDERSIGNED Grantor, Maryann Atkins, in her capacity as the duly appointed, qualified and acting Personal Representative of the Estate of Kenneth B. Atkins, deceased, said Estate holding an undivided interest in the below described property, and said Estate being probated under Skagit County Probate Cause Number 18-4-00329-29, and the Grantor acting not in her individual capacity, for and in consideration of distribution under the Will of the decedent as filed in said probate cause, hereby grants, bargains, sells and conveys to Maryann Atkins the following described real estate situate in Skagit County, Washington, together with all after-acquired title of the grantor herein:

Lots 5 and 6, Block 15, PLAT OF THE TOWN OF SEDRO, according to the plat recorded in Volume 1 of Plats, pages 17 and 18, records of Skagit County, Washington.

The Grantor expressly limits the covenants of this Personal Representative's Deed to those expressed herein, and excludes

18-4-00329-29
LRTS 5
Letters Testamentary
3902054



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

FILED
Skagit County Clerk
Skagit County, WA
09/24/18

Estate of KENNETH B. ATKINS:

No. 18-4-00329-29

LETTERS TESTAMENTARY

I. BASIS

1.1 The last will of KENNETH B. ATKINS late of SKAGIT County, State of WASHINGTON was duly exhibited proven and recorded in this court on September 24, 2018.

1.2 In that will MARYANN ATKINS is named personal representative.

1.3 The personal representative has qualified.

II. CERTIFICATION

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

DATED on this the 24th day of September, 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)

MELISSA BEATON, 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 September 24, 2018.

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

DATED: **JAN 25 2019**

MELISSA BEATON
COUNTY CLERK AND CLERK OF THE SUPERIOR COURT

BY 
Deputy Clerk

