

201910280019

10/28/2019 08:59 AM Pages: 1 of 5 Fees: \$107.50
Skagit County Auditor

201909040065

09/04/2019 02:18 PM Pages: 1 of 4 Fees: \$106.50
Skagit County Auditor

Jones Butler Dolan, PS
P. O. Box 2784
Mount Vernon, WA 98273
360-336-2939

PERSONAL REPRESENTATIVE'S DEED

RE-RECORD TO CORRECT ERROR - SEE EXHIBIT A

GRANTOR: Estate of Mary Gloria Robinson, by
Carolyn R. Culbertson, Personal Representative.

GRANTEE: Carolyn R. Culbertson, as Trustee of the Special Needs
Trust for the Benefit of Mary Elizabeth Robinson.

ADDRESS: 1815 Copper Pond Place
Anacortes, WA 98221

LEGAL DESCRIPTION: Lot 15, PLAT OF COPPER POND PLANNED UNIT
DEVELOPMENT, according to the plat thereof, recorded in
Volume 16 of Plats, pages 70 through 72, records of Skagit
County, Washington.

Situated in Skagit County, Washington.

PARCEL NUMBER: 4661-000-015-0000 (P108184)

SUBJECT TO: Restrictions, reservations and easements, of record.

REFERENCE: 9606250079

1. **Grantor.** Carolyn R. Culbertson, as the duly appointed, qualified, and acting Personal Representative of the Estate of Mary Gloria Robinson, deceased
2. **Grantee.** Carolyn R. Culbertson, as Trustee of the Special Needs Trust for the Benefit of Mary Elizabeth Robinson.
3. **Decedent's Estate.** Mary Gloria Robinson died testate on December 3, 2018. Grantor was appointed as Personal Representative of the Estate of Mary Gloria Robinson in the State of Washington, Superior Court for Skagit County, No. 19-4-00007-29, on January 8, 2019. By order of the Superior Court, Grantor is authorized to settle the estate without further court intervention or supervision.
4. **Real Property.** Among the assets of Decedent's estate is Decedent's interest in the real property located in Skagit County, Washington, legally described as:

Lot 15, PLAT OF COPPER POND PLANNED UNIT DEVELOPMENT, according to the plat thereof recorded in Volume 16 of Plats, pages 70 through 72, records of Skagit County, Washington.

Situated in Skagit County, Washington.
5. **Consideration.** This conveyance is made in consideration of the bequest in the Last Will & Testament of Mary Gloria Robinson.
6. **Conveyance.** Grantor, as Personal Representative of the estate of Mary Gloria Robinson, conveys, grants and quitclaims to Carolyn R. Culbertson, as Trustee of the Special Needs Trust for the Benefit of Mary Elizabeth Robinson, all of the interest of Decedent's estate in the real property described in this Deed, together with any and all after acquired title of the Grantor to the real property, which interest represents Decedent's interest in the real property at her death.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20193839
SEP 04 2019

Amount Paid \$
Skagit Co. Treasurer
By HB Deputy

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20194669
OCT 25 2019

Amount Paid \$
Skagit Co. Treasurer
By MB Deputy

7. **Limitations of Covenants.** Grantor expressly limits the covenants of this Deed to those expressed herein, subject to any easements, restrictions and reservations of record.

DATED: This 25 day of June, 2019.

ESTATE OF MARY GLORIA ROBINSON

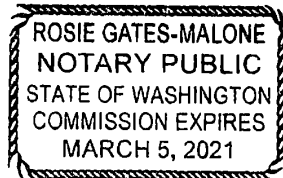



CAROLYN R. CULBERTSON
Personal Representative

STATE OF WASHINGTON)
) ss:
COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that Carolyn R. Culbertson is the person who appeared before me, and she acknowledged that she was authorized to execute this instrument as Personal Representative of the Estate of Mary Gloria Robinson, and stated that she executed this instrument as her free and voluntary act for the uses and purposes mentioned in the instrument.

DATED: This 25 day of June, 2019.




ROSIE GATES MALONE
Notary Public
In and for the State of Washington
My appointment expires: 03-05-2021



SUPERIOR COURT OF THE STATE OF
WASHINGTON FOR SKAGIT COUNTY

FILED
Skagit County Clerk
Skagit County, WA
10/08/19

Estate of MARY GLORIA ROBINSON:	No. 19-4-00007-29
	LETTERS TESTAMENTARY

I. BASIS

1.1 The last will of MARY GLORIA ROBINSON late of SKAGIT County, State of WASHINGTON was duly exhibited proven and recorded in this court on January 08, 2019.

1.2 In that will CAROLYN R CULBERTSON is named personal representative.

1.3 The personal representative has qualified.

II. CERTIFICATION

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

DATED on this the 8th day of October, 2019.

MELISSA BEATON
COUNTY CLERK AND CLERK OF THE SUPERIOR COURT

Kristen Denton, Deputy Clerk

III. CERTIFICATE OF COPY

STATE OF WASHINGTON
COUNTY OF SKAGIT

ss

I, 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 October 8, 2019.

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

DATED: 10-14-19

MELISSA BEATON
COUNTY CLERK AND CLERK OF THE SUPERIOR COURT

BY

Deputy Clerk

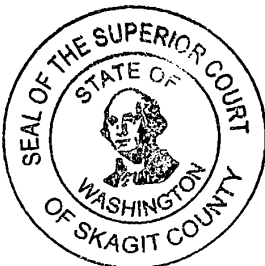


Exhibit A - Affidavit of James B. Dolan Regarding Re-Record - WAC 458-61A-217

State of Washington)
) ss.
County of Skagit)

The reason for re-recording the Personal Representative's Deed previously recorded under Skagit County Auditor's Number 201909040065 is as follows:

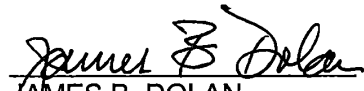
The real property that is the subject of the Personal Representative's Deed was conveyed on September 4, 2019, pursuant to a probate matter in Skagit County Superior Court, cause number 19-4-00007-29. Due to an error by the undersigned, the property was conveyed after the probate matter had been closed on July 1, 2019.

In consultation with two title companies, the undersigned was advised to reopen the probate matter and re-record the original Personal Representative's Deed with an explanation for the re-record. In compliance with these instructions, the probate matter was reopened by Order of the Court on October 8, 2019, and new Letters Testamentary were issued to the Personal Representative.

This affidavit complies with the requirements of WAC 458-61A-217(2).

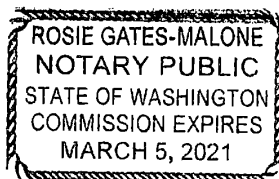
I swear under penalty of perjury pursuant to the laws of the state of Washington that the above information is true and correct.


Signed in Mount Vernon, Washington, this 15th day of October, 2019.


JAMES B. DOLAN

I certify that I know or have satisfactory evidence that James B. Dolan is the person who appeared before me, and he acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in the instrument.

Dated this 15 day of October, 2019.




ROSIE GATES-MALONE
Notary Public
In and for the State of Washington
My Commission expires: 03-05-2021