

201912110088

12/11/2019 02:20 PM Pages: 1 of 2 Fees: \$104.50  
Skagit County Auditor, WA



**202001070086**

01/07/2020 01:53 PM Pages: 1 of 2 Fees: \$104.50  
Skagit County Auditor

**AFTER RECORDING MAIL TO:**

Sonia E.B. Triana, Trustee  
3316 Alabana Circle  
Costa Mesa, CA 92626

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2020 (6)  
JAN 07 2020

Amount Paid \$  
Skagit Co. Treasurer  
By Deputy

Filed for Record at Request of:  
Land Title & Escrow of Skagit & Island County  
Escrow No.: 02-175377-OE  
Land Title and Escrow

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Affidavit No. 2019-5350

Dec 11 2019

Amount Paid \$6235.00  
Skagit County Treasurer  
By Diane Jones Deputy

**Statutory Warranty Deed**

*\*re-record to add Notary Seal\**

THE GRANTORS Terri Breckenridge, Administer of the Estate of Aaron C. Frank, deceased, Superior Court of the State of Washington, Skagit County, Probate Cause No. 19-4-00284-29; subject to the right, title and interest of the estate of Audrey A. Frank, deceased, Julie Seidel appointed Administer on August 13, 2019, Superior Court of the State of Washington, Skagit County, Probate Cause No. 19-4-00275-29 for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to SONIA ELIZABETH TRIANA, TRUSTEE OF THE SONIA ELIZABETH TRIANA 2019 TRUST, DATED AUGUST 13, 2019 the following described real estate, situated in the County of Skagit, State of Washington.

Abbreviated Legal:  
Lots 19 & 20, Blk 52, Anacortes.

Lots 19 and 20, Block 52, "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 2 of Plats, pages 4 through 7, records of Skagit County, Washington.

Situate in the City of Anacortes, County of Skagit, State of Washington.

Tax Parcel Number(s): 3772-052-020-0007, P55225

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title and Escrow Company's Preliminary Commitment No. 02-175377-OE.

Dated December 10, 2019

The Estate of Aaron C. Frank

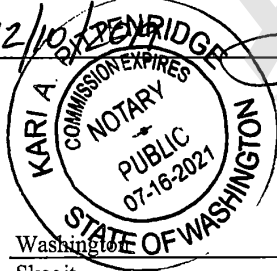
Terri Breckenridge  
By: Terri Breckenridge, Personal Representative

The Estate of Audrey A. Frank

Julie Seidel  
By: Julie Seidel, Personal Representative

STATE OF Washington }  
COUNTY OF Skagit } SS:

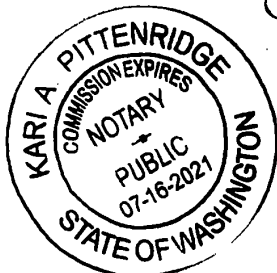
I certify that I know or have satisfactory evidence that Terri Breckenridge is / are the person(s) who appeared before me, and said person(s) acknowledge he / she / they signed this instrument, on oath stated he / she / they is / are authorized to execute the instrument and acknowledge that as the Personal Representative of The Estate of Aaron C. Frank to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 12/10/2019

Kari A. Pittenridge  
Notary Public in and for the State of Washington  
Residing Oak Harbor  
My appointment expires: 7/16/2021

STATE OF Washington }  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Julie Seidel signed this instrument, on oath stated that he / she / they are authorized to execute the instrument and acknowledged it as the Personal Representative of The Estate of Audrey A. Frank to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: 12/10/2019

Kari A. Pittenridge  
Notary Public in and for the State of Washington  
Residing at Oak Harbor  
My appointment expires: 7/16/2021