



**202003050043**

03/05/2020 11:36 AM Pages: 1 of 3 Fees: \$105.50  
Skagit County Auditor

**After Recording Return To:**  
**Skagit Law Group, PLLC**  
**P.O. Box 336**  
**Mount Vernon, WA 98273**

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2020 2023

**MAR 05 2020**

Amount Paid \$ **0**  
Skagit Co. Treasurer

By **81** Deputy

**SPECIAL WARRANTY DEED**

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**GRANTOR:** DONALD R. MORTON, Personal Representative of the  
Estate of **THEDA R. MORTON, Deceased**

**GRANTEE:** DONALD R. MORTON, a married man as his separate estate

**Legal Description:**

Abbreviated Form: ANACORTES LOTS 11 TO 15 BLOCK 202

Additional on: Page 1

**Assessor's Tax Parcel No.:** 3772-202-015-0104; P56217

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THE UNDERSIGNED GRANTOR, **DONALD R. MORTON**, in his capacity as the duly appointed Personal Representative of the **Estate of THEDA R. MORTON, Deceased**, under Skagit County Superior Court Cause No. 20-4-00029-29, in non-pro rata distribution of said Estate, hereby grants, bargains, conveys, and confirms to the GRANTEE, **DONALD R. MORTON**, a married man as his separate estate, all of Grantor's right, title, and interest, together with all after-acquired title of the Grantor, in and to that certain real property situated in the County of Skagit, State of Washington, legally described as follows:

Lots 11 through 15, inclusive, Block 202, "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 2 of Plats, page 4, records of Skagit County, Washington.

SUBJECT TO: Easements, restrictions, and reservations of record.

**SPECIAL WARRANTY DEED - 1**

The Grantor, for himself and for his successors in interest, does by these presents expressly limit the covenants of this deed to those herein expressed and excludes all covenants arising or to arise by statutory or other implication, and does hereby covenant to warrant and defend said real estate against all persons whomsoever lawfully claiming or to claim by, through, or under said Grantor, and not otherwise.

DATED this 4<sup>th</sup> day of March, 2020.

Estate of **THEDA R. MORTON, Deceased**

By

  
**DONALD R. MORTON**  
Personal Representative

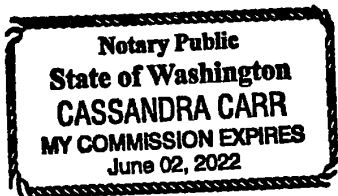
STATE OF WASHINGTON


COUNTY OF SKAGIT

} ss.

I certify that I know or have satisfactory evidence that **DONALD R. MORTON** is the person who appeared before me, and said person acknowledged that he was authorized to execute this instrument and acknowledged it as the Personal Representative of the **Estate of THEDA R. MORTON, Deceased**, to be his free and voluntary act for the uses and purposes mentioned in the instrument.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 4<sup>th</sup> day of March, 2020.



  
Printed Name **CASSANDRA CARR**  
NOTARY PUBLIC in and for the State of Washington  
My Commission Expires 6/2/2022

SUPERIOR COURT OF THE STATE OF  
WASHINGTON FOR SKAGIT COUNTY**FILED**  
Skagit County Clerk  
Skagit County, WA  
01/24/2020

<b>Estate of THEDA R. MORTON:</b>	No. 20-4-00029-29
	LETTERS TESTAMENTARY

**I. BASIS**

- 1.1 The last will of THEDA R. MORTON late of SKAGIT County, State of WASHINGTON was duly exhibited proven and recorded in this court on January 24, 2020.
- 1.2 In that will DONALD R. MORTON is named personal representative(s).
- 1.3 The personal representative has qualified.

**II. CERTIFICATION**

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

DATED 01/24/2020.

MELISSA BEATON, COUNTY CLERK  
CLERK OF THE SUPERIOR COURT  
Kristen Denton, Deputy Clerk

**III. CERTIFICATE OF COPY**

STATE OF WASHINGTON |  
COUNTY OF SKAGIT | ss

I, MELISSA BEATON, COUNTY 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 24, 2020.

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

DATED: 01/27/2020

MELISSA BEATON, COUNTY CLERK  
CLERK OF THE SUPERIOR COURT

BY   
Deputy Clerk

