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202110080170

10/08/2021 04:16 PM Pages: 1 of 5 Fees: \$207.50
Skagit County Auditor

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2021-41619
OCT 8 2021

Amount Paid \$ 0
Skagit Co. Treasurer
By LT Deputy

QUIT CLAIM DEED

THE GRANTOR, LUCINDA L. GERRIOR, as Personal Representative of the Estate of DONALD L. GERRIOR, under Skagit County Cause No. 21-4-00100-29, for and in consideration of distribution of Estate (WAC 458-61A-202(6)(f)), conveys and quit claims to GRANTEE, LUCINDA L. GERRIOR, an unmarried person as her separate property, the following described real estate, situated in the County of Skagit, State of Washington, together with all after acquired title of the grantor therein.

Assessor's Parcel Number: P26680 (340419-2-014-0005)

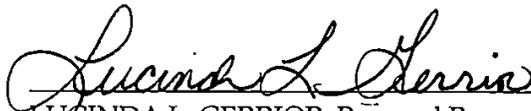
Abbreviated Legal Description: Portion of the West 150 feet of the East 698 feet of the South 1/2 of the SE 1/4 of the NW 1/4 of Section 19, Township 34 North, Range 4 East.

Legal Description more fully described on Exhibit "A" and incorporated herein by this reference.

TOGETHER WITH AND SUBJECT TO: All covenants, conditions, restrictions, reservations, agreements, easements, provisions and assessments of record, if any.

Situate in the County of Skagit, State of Washington.

Dated this 4th day of October, 2021.



LUCINDA L. GERRIOR, Personal Representative
of the Estate of DONALD L. GERRIOR

SUPERIOR COURT OF THE STATE OF
WASHINGTON FOR SKAGIT COUNTY

FILED
Skagit County Clerk
Skagit County, WA
03/03/2021

Estate of DONALD L GERRIOR:	No. 21-4-00100-29
	LETTERS TESTAMENTARY

I. BASIS

- 1.1 The last will of DONALD L GERRIOR late of SKAGIT County, State of WASHINGTON was duly exhibited proven and recorded in this court on March 03, 2021.
- 1.2 In that will LUCINDA L GERRIOR is named personal representative(s).
- 1.3 The personal representative has qualified.

II. CERTIFICATION

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

DATED 03/03/2021.

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 March 03, 2021.

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

DATED: 03/05/2021

MELISSA BEATON, COUNTY CLERK
CLERK OF THE SUPERIOR COURT

BY 
Deputy Clerk



EXHIBIT "A"

Assessor's Parcel Number: P26680 (340419-2-014-0005)

PARCEL A:

The West 150 feet of that portion of the East 698 feet of the South half of the Southeast Quarter of the Northwest Quarter of Section 19, Township 34 North, Range 4 East of the Willamette Meridian, lying North of Division Street produced West from the City of Mount Vernon and North of State Highway right of way;

EXCEPT road rights of way;

AND EXCEPT that portion thereof described as follows:

Beginning at the monumented center of said Section 19, as shown on that certain record of Survey map recorded in Volume 11 of Surveys, page 94, under Skagit County Auditor's File No. 9106240014, records of Skagit County, Washington; thence North $1^{\circ}11'19''$ East 636.84 feet along the East line of the Northwest Quarter of said Section 19, to the Northeast corner of said South Half of the Southeast Quarter of the Northwest Quarter of Section 19; thence South $88^{\circ}48'03''$ West, 698.61 feet along the North line of said subdivision to the Northwest corner of the above described tract; thence South $1^{\circ}11'19''$ West 143.00 feet along the West line of said above described tract to the true point of beginning; thence continue South $1^{\circ}11'19''$ West, 60.63 feet; thence North $10^{\circ}00'08''$ East 59.92 feet to a point of bearing South $79^{\circ}59'52''$ East from the true point of beginning; thence North $79^{\circ}59'52''$ West 9.29 feet to the true point of beginning.

Situated in Skagit County, Washington.

PARCEL B:

The North 28 feet of the West 110 feet of the following described property;

That portion of the East 548 feet of the South Half of the Southeast Quarter of the Northwest Quarter of Section 19, Township 34 North, Range 4 East of the Willamette Meridian, lying Northerly of Division Street produced West from the City of Mount Vernon and Northerly of the State Highway right of way and lying Westerly of that certain tract described in Warranty Deed from Harvey E. Vaux and Nymah M. Vaux,

husband and wife, to Mount Vernon Lodge No. 1604 of the Benevolent and Protective Order of Elks of the United States of America, recorded under Auditor's File No. 463074, records of Skagit County, Washington

TOGETHER WITH AND SUBJECT TO: All covenants, conditions, restrictions, reservations, agreements, easements, provisions and assessments of record, if any.

Situate in the County of Skagit, State of Washington.