





202112160078

12/16/2021 04:17 PM Pages: 1 of 5 Fees: \$207.50
Skagit County Auditor

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2021-5764
DEC 16 2021

Amount Paid \$ 
By  Skagit Co. Treasurer Deputy

QUIT CLAIM DEED

GRANTOR: Elisabeth Jeep, Successor Trustee of the Judith Dwyer
Comstock Living Trust Dated September 1, 2009

GRANTEE: Elisabeth Jeep, Personal Representative of the Estate of
Judith Dwyer Comstock

LEGAL DESCRIPTION: See below

ASSESSOR'S TAX/PARCEL NUMBERS: P60063 / 3827-000-049-0008

The Grantor, Elisabeth Jeep, Successor Trustee of the Judith Dwyer Comstock Living Trust Dated September 1, 2009, appointed by the Skagit County Superior Court on December 10, 2021, certified copy of Order Appointing Trustee attached, for and in consideration of completing the Complete Revocation of Trust, signed by Judith Dwyer Comstock on August 26, 2021, and for no other consideration, hereby conveys and quits claim to the Grantee, Elisabeth Jeep, in her role as the Personal Representative of the Estate of Judith Dwyer Comstock, all of the Trust's interest in the following described real property, situate in Skagit County, Washington, including any interest which the Grantor may hereafter acquire in the said property:

Lot 49, "SKYLINE NO. 11," as per plat recorded in Volume 9 of
Plats, pages 78 and 79, records of Skagit County, Washington.

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

It is the intent of the Grantor by this instrument is to divest the Trust of any ownership interest in the above described property, in accordance with the Trust Revocation of August 26, 2021, and to establish

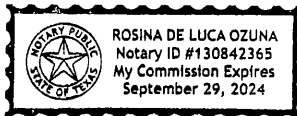
said property as the property of the Estate of Judith Dwyer Comstock, Grantee, named herein.

Elisabeth Jeep, Successor Trustee, Grantor 12/15/2021
Elisabeth Jeep, Successor Trustee, Grantor / date

STATE OF TEXAS)
) : ss
COUNTY OF Trans)

I certify that I know or have satisfactory evidence that Elisabeth Jeep is the person who appeared before me, and said person acknowledged that she signed this instrument, and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in the instrument.

SUBSCRIBED to before me this 15 day of December, 2021.



Rosina De Luca
(Signature)
Rosina De Luca
(Print Name)

Notary Public in and for the State of
Texas, residing at Austin, TX
My appointment expires Sept. 29, 2024

I, MELISSA BEATON, Clerk of the Superior Court of the State of Washington, for Skagit County, do hereby certify that this is a true copy of the original now on file in my office. Dated 12/15/2021



MELISSA BEATON, County Clerk

By: K. A. Adams
Deputy Clerk

FILED
SKAGIT COUNTY CLERK
SKAGIT COUNTY, WA

2021 DEC 10 AM 10:24

21-4-00429-29
ORAP 11
Order Appointing
11531276



SUPERIOR COURT OF THE STATE OF WASHINGTON, SKAGIT COUNTY

Elisabeth Jeep,

Petitioner,

In the Matter of the Estate

of

Judith Dwyer Comstock,

Deceased.

Case No.: 21-4-00429-29

ORDER APPOINTING TRUSTEE

A Petition of ELISABETH JEEP having been received, such person being the Personal Representative of the above-referenced Estate, which Petition sought that ELISABETH JEEP be appointed as the Trustee of the Judith Dwyer Comstock Living Trust dated September 1, 2009, for the sole purpose of transferring property from the Trust to the Estate, so that the property may be sold as part of this probate, and the Court finding the Petition proper and further finding that the circumstances are such that such appointment is the most appropriate method to effect the intentions of the Decedent, now, then, it is hereby

ORDERED that the Petition is granted, and it is

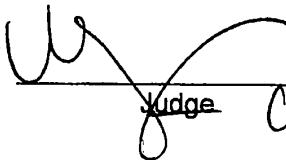
ORDER APPOINTING TRUSTEE
Page 1 of 2

Souders Law Group
913 Seventh Street
Anacortes, Washington 98221
(360) 299-3060
www.souderslaw.com

1
2 FURTHER ORDERED that ELISABETH JEEP is hereby appointed as Trustee of the
3 Judith Dwyer Comstock Living Trust dated September 1, 2009, in order that property
4 may be transferred from that Trust to the Estate of the Decedent.
5

6
7 Additional Provisions: Last living Successor Trustee of the Living Trust which was
8 revoked on August 26, 2021, Priscilla Northam was present in Court via Zoom and
9 offered no objection.
10

11
12 Done this 10th of December, 2021.
13

14
15 
16 Judge Commissioner

17
18 Respectfully presented:

19 Present via Zoom
20 Alan R. Souders, WSBA #26192
21 Alexis C. Oles, WSBA #53059
22 Attorneys for Personal Representative/
23 Petitioner, Elisabeth Jeep
24
25
26
27
28

SUPERIOR COURT OF THE STATE OF
WASHINGTON FOR SKAGIT COUNTY

FILED
Skagit County Clerk
Skagit County, WA
10/04/2021

Estate of JUDITH DWYER COMSTOCK:	No. 21-4-00429-29 LETTERS TESTAMENTARY
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I. BASIS

- 1.1 The last will of JUDITH DWYER COMSTOCK late of SKAGIT County, State of WASHINGTON was duly exhibited proven and recorded in this court on September 29, 2021.
- 1.2 In that will ELISABETH JEEP is named personal representative(s).
- 1.3 The personal representative has qualified.

II. CERTIFICATION

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

DATED 10/04/2021.

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 September 29, 2021.

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

DATED: 10/04/2021

MELISSA BEATON, COUNTY CLERK
CLERK OF THE SUPERIOR COURT

BY 
Deputy Clerk

