



202205120061

05/12/2022 12:35 PM Pages: 1 of 3 Fees: \$205.50  
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

2022 1964

MAY 12 2022

Amount Paid \$ 0  
Skagit Co. Treasurer  
By *CT* Deputy

**STATUTORY WARRANTY DEED**

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GRANTOR: **DUANE R. CLARK**, individually and as Personal Representative of the **Estate of NANCY H. CLARK, Deceased**

GRANTEE: **DUANE R. CLARK**, a single man

Legal Description;  
Abbreviated Form: **SEAVIEW DIV NO 2 LOT 11**

Additional on Page: **Page 1**

Assessor's Tax Parcel No.: **4498-000-011-0008; P83459**

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THE GRANTOR, **DUANE R. CLARK**, individually and in his capacity as the duly appointed, qualified, and acting Personal Representative of the **Estate of NANCY H. CLARK, Deceased**, under Skagit County Superior Court Cause No. 20-4-00408-29, in distribution of said estate, hereby conveys and warrants to the GRANTEE, **DUANE R. CLARK**, a single man, 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:

Lot 11, SEAVIEW DIVISION 2, according to the plat thereof recorded in Volume 14 of Plats, pages 52 and 53, records of Skagit County, Washington.

**STATUTORY WARRANTY DEED-1**

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

On recording this deed all right, title, and interest in the above-described property shall vest in **DUANE R. CLARK**, a single man.

DATED: May 9, 2022.

**Estate of NANCY H. CLARK, Deceased**

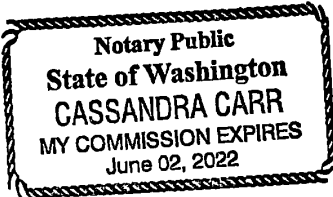
*DUANE R. CLARK*  
**DUANE R. CLARK**

By *DUANE R. CLARK*  
**DUANE R. CLARK**  
Personal Representative

STATE OF WASHINGTON }  
COUNTY OF SKAGIT } ss.

I certify that I know or have satisfactory evidence that **DUANE R. CLARK** is the person who appeared before me, and said person acknowledged that he was authorized to execute the instrument and acknowledged it individually and as the Personal Representative of the **Estate of NANCY H. CLARK, Deceased**, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 9th day of May, 2022.



*CARR*  
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  
10/06/2020

<b>Estate of NANCY H CLARK:</b>	No. 20-4-00408-29  LETTERS TESTAMENTARY
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**I. BASIS**

- 1.1 The last will of NANCY H CLARK late of SKAGIT County, State of WASHINGTON was duly exhibited proven and recorded in this court on October 06, 2020.
- 1.2 In that will DUANE R CLARK is named personal representative(s).
- 1.3 The personal representative has qualified.

**II. CERTIFICATION**

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

DATED 10/06/2020.

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 October 06, 2020.

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

DATED: 10/07/2020

MELISSA BEATON, COUNTY CLERK  
CLERK OF THE SUPERIOR COURT

BY   
Deputy Clerk

