



202211140104

11/14/2022 03:09 PM Pages: 1 of 3 Fees: \$205.50
Skagit County Auditor

After recording return to:

BARRON SMITH DAUGERT, PLLC
P.O. Box 5008
Bellingham, WA 98227

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2022-4601
NOV 14 2022

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

GRANTOR:

JENNIFER RUTH GARLAND, as personal
representative of the Estate of Caroline May
Garland, Deceased

GRANTEES:

JENNIFER R. GARLAND, a married woman as her
separate estate; and ANDREA J. GARLAND; a married
woman as her separate estate; as tenants-in-common.

ABBREV. LEGAL DESCRIPTION:

S24 - T34N - R1E - Lot 14 and NE'ly 20 feet of Lot
15, Dewey Beach Add. No. 2

ASSESSOR'S TAX/PARCEL NO.:

3901-000-015-0015 / P65013

STATUTORY WARRANTY DEED

The Grantor, Jennifer Ruth Garland, as Personal Representative of the Estate of Caroline Mary Garland, Deceased, under Skagit County Superior Court Cause No. 22-4-00540-29, in consideration of distribution under probated Will and for no other consideration, conveys and warrants to the Grantees, Jennifer R. Garland, a married woman as her separate estate; and Andrea J. Garland, a married woman as her separate estate; as tenants-in-common, the following described real estate, situated in the County of Skagit, State of Washington:

Lot 14 and the Northeasterly 20 feet of Lot 15, DEWEY BEACH ADDITION NO. 2,
according to the plat thereof recorded in Volume 6 of Plats, page 13, records of Skagit
County, Washington.

Situated in Skagit County, State of Washington.

Assessor's Tax/Parcel No.: 3901-000-015-0015 / P65013

DATED November 14, 2022.

JENNIFER RUTH GARLAND
Personal Representative
Estate of Caroline Mary Garland, Deceased

STATE OF WASHINGTON

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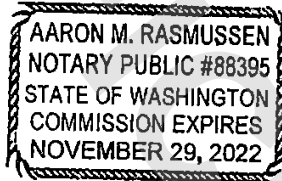
) ss.

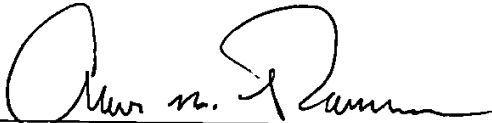
COUNTY OF SKAGIT

)

I certify that I know or have satisfactory evidence that Jennifer Ruth Garland is the person who appeared before me, and said person acknowledged that she signed the foregoing instrument, on oath stated that she was authorized to execute the instrument, and acknowledged it, as in her capacity as the Personal Representative of the Estate of Caroline Mary Garland, Deceased, to be the free and voluntary act and deed of such party for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 14 day of November, 2022.




NOTARY PUBLIC in and for the State of Washington,
residing at Mt. Vernon
My appointment expires 11/29/22

SUPERIOR COURT OF THE STATE OF
WASHINGTON FOR SKAGIT COUNTY**FILED**Skagit County Clerk
Skagit County, WA
10/18/2022**Estate of CAROLINE MARY
GARLAND:**

No. 22-4-00540-29

LETTERS TESTAMENTARY

I. BASIS

- 1.1 The last will of CAROLINE MARY GARLAND late of SKAGIT County, State of WASHINGTON was duly exhibited proven and recorded in this court on October 18, 2022.
- 1.2 In that will JENNIFER RUTH GARLAND is named personal representative(s).
- 1.3 The personal representative has qualified.

II. CERTIFICATION

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

DATED 10/18/2022.

MELISSA BEATON, COUNTY CLERK
CLERK OF THE SUPERIOR COURT
Kayla Irons, Deputy Clerk

III. CERTIFICATE OF COPY

STATE OF WASHINGTON |
COUNTY OF SKAGIT | ss

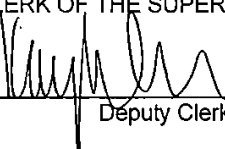
I, MELISSA BEATON, COUNTY CLERK of the Superior Court of Skagit County, certify that the above is a true and correct copy of the Letters Testamentary in the above-named case, which was entered of record on October 18, 2022.

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

DATED: 10/18/2022

MELISSA BEATON, COUNTY CLERK
CLERK OF THE SUPERIOR COURT

BY


Deputy Clerk