



202306080034

06/08/2023 12:19 PM Pages: 1 of 3 Fees: \$205.50
Skagit County Auditor

After Recording Return To:

Susan L. Crippen
4309 Orchard Avenue
Anacortes, WA 98221

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20230805
JUN 08 2023

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

STATUTORY WARRANTY DEED

GRANTOR: **SUSAN L. CRIPPEN**, individually and as Personal Representative of the **Estate of GORDON M. CRIPPEN, Deceased**

GRANTEE: **SUSAN L. CRIPPEN**, a single woman

Legal Description;
Abbreviated Form: Lot 35, "THE ORCHARDS P.U.D."

Additional on: Page 2

Assessor's Tax Parcel No.: 4882-000-035-0000; P124018

THE GRANTOR, **SUSAN L. CRIPPEN**, individually and in her capacity as the duly appointed, qualified, and acting Personal Representative of the **Estate of GORDON M. CRIPPEN, Deceased**, under Skagit County Superior Court Cause No. 23-4-00032-29, in distribution of said estate, hereby conveys and warrants to the GRANTEE, **SUSAN L. CRIPPEN**, a single woman, 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:

STATUTORY WARRANTY DEED-1

Lot 35, "THE ORCHARDS P.U.D.," according to the plat thereof recorded January 19, 2006, under Auditor's File No. 200601190126, records of Skagit County, Washington.

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 **SUSAN L. CRIPPEN**, a single woman.

DATED: June 7, 2023.

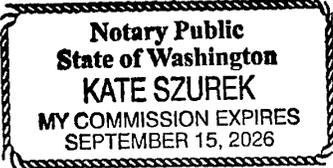
Estate of GORDON M. CRIPPEN, Deceased

Susan L. Crippen 6/7/23 By Susan L. Crippen 6/7/23
SUSAN L. CRIPPEN SUSAN L. CRIPPEN
Personal Representative

STATE OF WASHINGTON }
COUNTY OF SKAGIT } ss.

I certify that I know or have satisfactory evidence that **SUSAN L. CRIPPEN** is the person who appeared before me, and said person acknowledged that she was authorized to execute the instrument and acknowledged it individually and as the Personal Representative of the **Estate of GORDON M. CRIPPEN, 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 7th day of June, 2023.



Kate Szurek
Printed Name KATE SZUREK
NOTARY PUBLIC in and for the State of Washington
My Commission Expires 9/15/2026

23-4-00032-29
LTRTS 5
Letters Testamentary
13790288



FILED
Skagit County Clerk
Skagit County, WA
01/17/2023

SUPERIOR COURT OF THE STATE OF
WASHINGTON FOR SKAGIT COUNTY

Estate of GORDON M CRIPPEN:	No. 23-4-00032-29 LETTERS TESTAMENTARY
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I. BASIS

- 1.1 The last will of GORDON M CRIPPEN late of SKAGIT County, State of WASHIGTON was duly exhibited proven and recorded in this court on January 17, 2023.
- 1.2 In that will SUSAN L CRIPPEN is named personal representative(s).
- 1.3 The personal representative has qualified.

II. CERTIFICATION

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

DATED 01/17/2023.

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

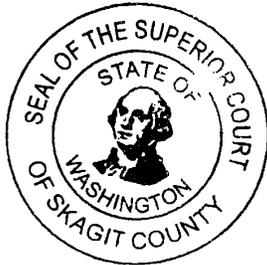
III. CERTIFICATE OF COPY

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 17, 2023.

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

DATED: 01/18/2023



MELISSA BEATON, COUNTY CLERK
CLERK OF THE SUPERIOR COURT

BY Deirdre Reardon
Deputy Clerk
DEIRDRE REARDON