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03/21/2024 10:14 AM Pages: 1 of 2 Fees: \$304.50
Skagit County Auditor

IN THE SUPERIOR COURT OF WASHINGTON
FOR SKAGIT COUNTY

IN RE THE ESTATE OF:

PHYLLIS A. BOWER,

Deceased.

Case No.: 24-4-00153-29

NOTICE OF LIS PENDENS –
AMENDED

SARAH J. MERCER,

Petitioner,

v.

KAREN MIYANO, Personal Representative
of the Estate of PHYLLIS A. BOWER,

Respondent.

Lt 1, Plat of Skyline Div. No. 14
P59304

PLEASE TAKE NOTICE:

1. Action: A TEDRA Petition has been filed under this cause number in Skagit County Superior Court challenging the authenticity of the Last Will and Testament of the decedent filed for probate under cause number 23-4-00646-29. The Petitioner alleges a real property claim affecting real property located at 4608 Kingsway Place, Anacortes, WA 98221.
2. Object of Action. To obtain a fair and equitable distribution of the real property described herein.
3. Title. The action affects the title to the following described real estate located in Skagit County, State of Washington:

NOTICE OF LIS PENDENS -- 1

OLSON LAW FIRM PLLC
P.O. Box 1066
EVERETT, WASHINGTON 98206

TELEPHONE: (425) 388-5516
FACSIMILE: (425) 252-4357

LOT 1, PLAT OF SKYLINE DIVISION NO. 14, AS PER PLAT RECORDED IN VOLUME
15 OF PLATS, PAGES 73 AND 74, RECORDS OF SKAGIT COUNTY, WASHINGTON.

4. Site Address: 4608 Kingsway Place, Anacortes, WA 98221

5. Assessor's Property Tax Parce/Account No. - 3820-000-086-000P / P59304

Signed and dated this 18th day of March, 2024 in Mount Vernon, WA.

DocuSigned by:

Sarah Mercer

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Sarah J. Mercer

STATE OF WASHINGTON }

COUNTY OF SKAGIT }

I certify that I know or have satisfactory evidence that Sarah J. Mercer is the person who
appeared before me and who acknowledged that she signed this instrument and
acknowledged it to be her free and voluntary act for the uses and purposes mentioned
herein.

DATED this 18th day of March, 2024.



Mark G. Olson
NOTARY PUBLIC in for the State of
Washington, residing at Everett, WA.
My appointment expires: 7-9-25

NOTICE OF LIS PENDENS -- 2

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