



202405010044

05/01/2024 02:53 PM Pages: 1 of 3 Fees: \$305.50
Skagit County Auditor

When Recorded Please Return To:

LAWRENCE A. PIRKLE

P.O. Box 1788

Mount Vernon, WA 98273

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2024 04/01
MAY 01 2024

Amount Paid \$ 0
Skagit Co. Treasurer
By Deputy

QUIT CLAIM DEED

THE GRANTOR, VANESSA L. BLAIR, as Personal Representative of the Estate of JAMES D. MATHIS (Deceased), under Skagit County Cause No. 23-4-00363-29, for and in consideration of distribution of Estate (WAC 458-61A-202(6)(f)), conveys and quit claims to GRANTEE, VANESSA L. BLAIR, a married person as her separate property, as to an undivided one-half (1/2) interest, and SONYA L. ZYSKOWSKI, a married person as her separate property, as to an undivided one-half (1/2) interest, the following described real estate, situated in the County of Skagit, State of Washington, together with all after acquired title of the grantor therein.

Assessor's Parcel Number: P117945 (350711-2-007-0200)

The South Half of the South Half of the Southwest Quarter of the Northwest Quarter of Section 11, Township 35 North, Range 7 East, Willamette Meridian, except the West 30 feet thereof.

Includes M/H Serial #11816518 Redman 92 60x28.

Situate in the County of Skagit, State of Washington.

TOGETHER WITH AND SUBJECT TO: All covenants, conditions, restrictions, reservations, agreements, easements and assessments of record, if any.

Dated this 1st day of May, 2024.

Vanessa Blair

VANESSA L. BLAIR, as Personal Representative
of the Estate of JAMES D. MATHIS

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that VANESSA L. BLAIR is the person who appeared before me and said person acknowledged that she signed this instrument, on oath stated that she is authorized to execute the instrument and acknowledged it as the Personal Representative of the Estate of JAMES D. MATHIS 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 1st day of May, 2024.



LAWRENCE A. PIRKLE

A handwritten signature in black ink, appearing to read "Lawrence A. Pirkle", written over a horizontal line.

NOTARY PUBLIC in and for the
State of Washington
Residing at: Mount Vernon
My Commission Expires: 5/7/27

SUPERIOR COURT OF THE STATE OF
WASHINGTON FOR SKAGIT COUNTY**FILED**Skagit County Clerk
Skagit County, WA
07/03/2023

Estate of JAMES D MATHIS:

No. 23-4-00363-29

LETTERS TESTAMENTARY

I. BASIS

- 1.1 The last will of JAMES D MATHIS late of SKAGIT County, State of WASHINGTON was duly exhibited proven and recorded in this court on June 30, 2023.
- 1.2 In that will VANESSA L BLAIR is named personal representative(s).
- 1.3 The personal representative has qualified.

II. CERTIFICATION

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

DATED 07/03/2023.

MELISSA BEATON, COUNTY CLERK
CLERK OF THE SUPERIOR COURT
Kenneth Pemberton, Deputy Clerk

III. CERTIFICATE OF COPY

STATE OF WASHINGTON

ss

COUNTY OF SKAGIT

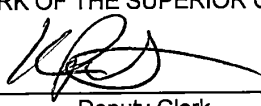
I, MELISSA BEATON, COUNTY CLERK of the Superior Court of Skagit County, certify that the above is a true and correct copy of the Letters Testamentary in the above-named case, which was entered of record on June 30, 2023.

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

DATED: 07/03/2023

MELISSA BEATON, COUNTY CLERK
CLERK OF THE SUPERIOR COURT

BY


Deputy Clerk