



202506100050

06/10/2025 02:52 PM Pages: 1 of 3 Fees: \$305.50  
Skagit County Auditor

When Recorded Please Return To:  
PIRKLE LAW FIRM, INC. P.S.  
P.O. Box 1788  
Mount Vernon, WA 98273

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2025 1787  
JUN 10 2025

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

**QUIT CLAIM DEED**

**THE GRANTOR**, SUSAN G. DEYO, as Personal Representative of the Estate of BONNIE H. WARNECKE (aka BONNIE H. GARDNER) (Deceased), under Skagit County Cause No. 25-4-00143-29, for and in consideration of distribution of Estate (WAC 458-61A-202(6)(f)), conveys and quit claims to **GRANTEE**, JAY B. DEYO, a single person as his separate property, 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 Numbers:** P53693 (3741-026-900-0004); P53694 (3741-026-900-0103);  
P53695 (3741-026-900-0202)

**Parcel A:**

That portion of Skagit Street lying between Lot 7, Block 15 and Lot 12, Block 26, Map of Millett's Addition to Mt Vernon, as per plat recorded in Volume 2 of Plats, page 63, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

**Parcel B:**

That portion of vacated Skagit Street lying North of Lot 1, Block 26, Map of Millett's Addition to Mt Vernon, as per plat recorded in Volume 2 of Plats, page 63, records of Skagit County, Washington. Except the West 50 feet thereof.

Situate in the County of Skagit, State of Washington.

**Parcel C:**

The West 50 feet of that portion of vacated Skagit Street lying North of Lot 1, Block 26, Map of Millett's Addition to Mt Vernon, as per plat recorded in Volume 2 of Plats, page 63, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

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

Dated this 28<sup>th</sup> day of May, 2025.

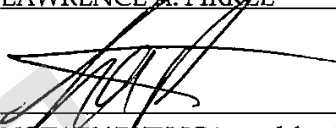
Susan G. Deyo  
SUSAN G. DEYO, as Personal Representative  
of the Estate of BONNIE H. WARNECKE

STATE OF WASHINGTON )  
 ) ss.  
COUNTY OF SKAGIT )

I certify that I know or have satisfactory evidence that SUSAN G. DEYO 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 BONNIE H. WARNECKE (aka BONNIE H. GARDNER) 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 28<sup>th</sup> day of May, 2025.



LAWRENCE A. PIRKLE  
  
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  
03/27/2025

Estate of <b>BONNIE H WARNECKE:</b>	No. 25-4-00143-29  LETTERS TESTAMENTARY
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**I. BASIS**

- 1.1 The last will of BONNIE H WARNECKE late of SKAGIT County, State of WASHINGTON was duly exhibited proven and recorded in this court on March 25, 2025.
- 1.2 In that will SUSAN G DEYO is named personal representative.
- 1.3 The personal representative has qualified.

**II. CERTIFICATION**

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

DATED 03/27/2025.

MELISSA BEATON, COUNTY CLERK  
CLERK OF THE SUPERIOR COURT  
Deanna Mallchok, 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 March 25, 2025.

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

DATED: 03/27/2025

MELISSA BEATON, COUNTY CLERK  
CLERK OF THE SUPERIOR COURT

BY *Deanna Mallchok*  
Deputy Clerk

DEANNA MALLCHOK

