

202507150145

07/15/2025 02:42 PM Pages: 1 of 1 Fees: \$303.50
Skagit County Auditor

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20252216
JUL 15 2025

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

PERSONAL REPRESENTATIVE'S DEED

Grantor: Ellen Rak, Personal Representative for the Estate of Margaret Ward Rak
Grantee: Marijean Rak

Abbreviated Legal Description: Lot 86, Twin Brooks, Phase 1
Assessor's Tax Parcel Number: P 132870

- 1. GRANTOR.** The Grantor, Ellen Rak, acting as the duly appointed, qualified, and acting Personal Representative of the Estate of Margaret Ward Rak, Deceased, under Skagit County Superior Court Cause No. 25-4-00084-29.
- 2. GRANTEE(S).** The Grantee is Marijean Rak.
- 3. DECEDENT'S ESTATE.** Decedent, Margaret Ward Rak, died Testate on February 4, 2025. On February 14, 2025, Ellen Rak was appointed Personal Representative of Decedent's estate.
- 4. REAL PROPERTY.** Decedent's estate includes the following real property commonly known as: 165 Twin Brooks Dr, Mount Vernon, WA, and legally described as:

(0.1725 ac) LOT 86, PLAT OF TWIN BROOKS, PHASE 1, LU-06-087, APPROVED OCTOBER 12, 2015, RECORDED OCTOBER 12, 2015, UNDER SKAGIT COUNTY AF#201510120064, RECORDS OF SKAGIT COUNTY, WASHINGTON.

- 5. CONVEYANCE OF DECEDENT'S INTEREST.** Grantor conveys, grants, and quit claims to Marijean Rak, a Single woman, as her separate property, all of the interest of Decedent's estate in the real property described in this Deed (together with all after-acquired title of the Grantor to the real property), which interest represents Decedent's interest in the real property at her death.

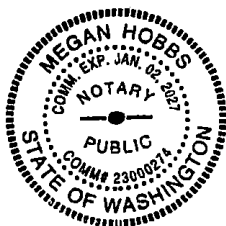
DATED this 15 day of July, 2025

Ellen Rak, Personal Representative of the Estate of Margaret Ward Rak

STATE OF Washington
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that Ellen Rak, as Personal Representative of the Estate of Margaret Ward Rak is the person who appeared before me, and said person acknowledged that she signed this instrument, on oath stated that she was authorized to execute the instrument and acknowledged it as the free and voluntary act of the estate for the uses and purposes mentioned in the instrument.

Given under my hand and official seal this 15th day of July, 2025 .



NOTARY PUBLIC in and for the State of Washington

My commission expires: January 02, 2027