

202510310015

10/31/2025 08:55 AM Pages: 1 of 5 Fees: \$307.50  
Skagit County Auditor

Jones Butler Dolan, PS  
P. O. Box 458  
Stanwood, WA 98292  
360-629-3833

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2025 3575  
OCT 31 2025

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

ADMINISTRATOR'S DEED

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GRANTOR: Estate of Dale Edward Zeretzke, by Megan X. Walker, Administrator

GRANTEE: Diana R. Walker, an unmarried woman, as her separate property.

PARCEL NUMBER: P104503 (4596-000-024-0100)

ABBREVIATED LEGAL: TH PTN OF TRS 23 & 24 PLAT OF ROLLING RIDGE ESTATES #1 LYING WLY OF FOLL DESC LINE BAT SE COR OF LOT 5 OF PLAT OF ROLLING RIDGE ESTATES #1 & TPOB OF SD LINE TH SLY IN A STRAIGHT LINE TO SE COR OF TR A OF PLAT OF ROLLING RIDGE ESTATES #2 & THE TERMINUS OF SD LINE

SUBJECT TO: Easements, restrictions and reservations of record.

REFERENCE: 9402080058

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1. **Grantor.** Megan X. Walker, as the duly appointed, qualified, and acting Administrator of the Estate of Dale Edward Zeretzke, deceased.
2. **Grantee.** Diana R. Walker, an unmarried woman, as her separate property.
3. **Decedents Estate.** Dale Edward Zeretzke died intestate on January 7, 2025. Grantor was appointed as Administrator the Estate of Dale Edward Zeretzke in the State of Washington, Superior Court for Island County, No. 25-4-00028-15, on February 12, 2025. By order of the Superior Court, Grantor is authorized to settle the estate without further court intervention or supervision. A copy of Grantor's Letters of Administration is attached as Exhibit A.
4. **Real Property.** Among the assets of Decedent's estate is Decedent's interest in the real property located in Skagit County, Washington fully described in Exhibit B.
5. **Consideration.** This conveyance is made as inheritance pursuant to the laws of intestate distribution of estates, RCW 11.04.015.
6. **Conveyance.** Grantor conveys, grants and quitclaims to Diana R. Walker, an unmarried woman, as her separate property, pursuant to the laws of the State of Washington, all of the interest of Decedent's estate in the real property described in this Deed, together with any and all after acquired title of the Grantor to the real property, which interest represents Decedent's interest in the real property at his death.
7. **Limitations of Covenants.** Grantor expressly limits, for herself and the successors in interest, the covenants of this Deed to those expressed herein, subject to any easements, restrictions, and reservations of record, and excludes all covenants arising or to arise by statutory or other implication.

DATED: This 10<sup>th</sup> day of October, 2025.

ESTATE OF DALE EDWARD ZERETZKE

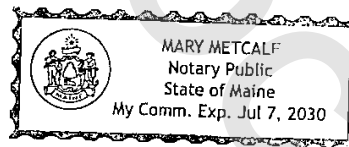
Megan X Walker  
MEGAN X. WALKER,  
Administrator

STATE OF MAINE                    )  
  ) ss:  
COUNTY OF CUMBERLAND )

I certify that I know or have satisfactory evidence that Megan X. Walker is the person who appeared before me, and she acknowledged that she was authorized to execute this instrument as Administrator of the Estate of Dallas Richard Olson and stated that she executed this instrument as her free and voluntary act for the uses and purposes mentioned in the instrument.

DATED: This 10 day of October, 2025.

Mary Metcalf  
Notary Public  
In and for the State of Maine  
My appointment expires:  
July 7, 2030




FILED  
DEBRA VAN PELT  
ISLAND COUNTY CLERK

2025 FEB 12 PM 4:07

State of Washington  
County of Island

I, Debra Van Pelt, Clerk of Island County and the ex-officio clerk of the Superior Court, do hereby certify that this instrument is a true and correct copy of the original on file in my office. Said Letters are now in full force and effect.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal this 12 day of February, 2025

DEBRA VAN PELT  
By:   
Deputy  
Coupeville, Washington

SUPERIOR COURT OF THE STATE OF WASHINGTON FOR ISLAND COUNTY

IN THE MATTER OF THE ESTATE OF, ) Case No: 25-4-00028-15  
)  
DALE EDWARD ZERETZKE ) LETTERS OF ADMINISTRATION  
Deceased. )

WHEREAS, the above named deceased died intestate on January 07, 2025, leaving property in the State of Washington, subject to administration,

NOW, therefore, know all men by these presents: That

**MEGAN X WALKER**

is hereby appointed and qualified as administrator of said estate, and that we do hereby authorize the above-named to administer the same according to law.

DATED: February 12, 2025.

DEBRA VAN PELT Clerk of Superior Court  
By  , Deputy

Full Legal Description

The following described property located in Skagit County, State of Washington more particularly described as follows:

That portion of Tracts 23 and 24 of "Plat of Rolling Ridge Estates No. 1" as per plat recorded in Volume 15 of Plats, page 67, lying westerly of the following described line:

Beginning at the southeast corner of Lot 5 of the "Plat of Rolling Ridge Estates No. 1" as per plat recorded in Volume 9 of Plats, page 4, records of Skagit County, Washington and the true point of beginning of said line, thence southerly in a straight line to the Southeast corner of Tract A of "Plat of Rolling Ridge Estates No. 2" as per plat recorded in Volume 14 of Plats, page 97, records of Skagit County, Washington and the terminus of said line.