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11/18/2025 03:06 PM Pages: 1 of 3 Fees: \$305.50
Skagit County Auditor

When recorded return to:

Craig Sjostrom
1204 Cleveland Ave.
Mount Vernon, Washington 98273

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2025 3763
NOV 18 2025

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

PERSONAL REPRESENTATIVE'S DEED

Grantor: Krista R. Klett, Personal Representative of Estate of Rita L. Swanberg 25-4-00557-29

Grantees: Krista R. Klett

Legal Description: Lots 2 & 2A, S/P 91-86; Lot 4, Country Club Add'n #9

(Full Description Attached as Exhibit A)

Assessor's Property Tax Parcel or Account Nos.: P81119; P101426

Reference Nos of Documents Assigned or Released: N/A

For and in consideration of a distribution under the ^{Estate} ~~Will~~ of Rita L. Swanberg, filed under Skagit County Probate No. 25-4-00557-29, the above named Grantor, Krista R. Klett, Personal Representative, HEREBY GRANTS, BARGAINS, CONVEYS AND CONFIRMS TO Krista R. Klett, a married person as ~~his~~ separate property, the following described real estate situated in Skagit County, Washington:

cs her

See attached Exhibit A

The Grantor for itself and for his successors in interest does by these presents expressly limit the covenants of this Deed to those herein expressed, and excludes all covenants arising or to arise by statutory or other implication, and does hereby covenant that against all persons whomsoever lawfully claiming or to claim by, through or under said Grantor, and not otherwise, Grantor will forever warrant and defend the same described real estate.

DATED this 18 day of November, 2025

ESTATE OF RITA L. SWANBERG

By:

KRISTA R. KLETT
Personal Representative

EXHIBIT A

Legal Descriptions

Parcel A (P81119)

Lot 4, "COUNTRY CLUB ADDITION #9", as per the plat thereof recorded in Vol. 12 of Plats, pages 40 and 41, records of Skagit County, Wash.

Parcel B (P101426)

Lots 2 and 2A, Skagit County Short Plat No. 91-86, approved March 19th, 1992 and recorded under Skagit County Auditor's File No. 9203190066, in Book 10 of Short Plats, page 69, records of Skagit County, Wash., being a portion of Govt. Lot 5, Section 7, Township 35 North, Range 2 East, W.M.

ALL OF THE FOREGOING SUBJECT TO AND TOGETHER WITH easements, reservations, restrictions, covenants, liens, leases, court causes and other instruments of record.