

AFTER RECORDING RETURN TO:

Brothers & Henderson, P.S.
936 N. 34th St., Suite 200
Seattle, WA 98103

Real Estate Excise Tax
Exempt
Skagit County Treasurer
By Lena Thompson
Affidavit No. 20261296
Date 04/30/2026

PERSONAL REPRESENTATIVE'S DEED

Grantor: Peter Lance Colbeck, Personal Representative of the Estate
of James P. Colbeck, Deceased.

Grantee: Sue B. Colbeck, as her sole and separate property.

1. Legal Description: Included in the property of the *Estate of James P. Colbeck* is James Colbeck's interest in community property in real property at 17797 West Big Lake Boulevard, Big Lake, Skagit County, Washington described as follows:

Lot 17 "BIG LAKE WATER FRONT TRACTS", according to plat recorded in Volume 4 of Plats, Page 12, records of Skagit County, Washington, EXCEPT the Southerly 10 feet thereof, and ALSO EXCEPT the Westerly 135 feet thereof; TOGETHER WITH the South 1/2 of Lot 16 of said "BIG LAKE WATER FRONT TRACTS", EXCEPT the Southerly 5 feet of the Westerly 135 feet of said Lot 16.

TOGETHER WITH Shorelands of the Second Class, if any, situate in front of, adjacent to or abutting upon said premises.

Subject to matter of record, if any.

Parcel Number P 61977.

2. Grantor. The undersigned Grantor is the duly appointed, qualified, and acting Personal Representative of the *Estate of James P. Colbeck*, King County Superior Court Case No. 24-4-05904-8 SEA.

3. Grantee. Sue B. Colbeck is the widow of James P. Colbeck, and is the sole beneficiary under the residuary of the *Last Will and Testament of James P. Colbeck*.

4. **Decedent's Estate.** Decedent James P. Colbeck died testate on June 13, 2024. On August 26, 2024, Decedent's Will was admitted to probate and Grantor was appointed Personal Representative of Decedent's estate and granted Nonintervention Powers for the administration of Decedent's estate.

5. **Will Provision.** Paragraph 5.2 of Decedent's *Last Will and Testament* leaves residue to Sue B. Colbeck. This property was not disclaimed under paragraph 5.3 of Decedent's *Last Will and Testament*.

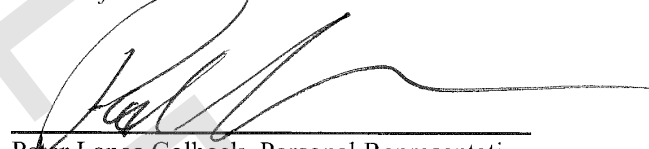
6. **Consideration.** This conveyance is made in consideration of Decedent's gift in the residue of the *Last Will and Testament of James P. Colbeck* to Sue B. Colbeck.

7. **Conveyance.** Grantor conveys, grants, and quitclaims to Sue B. Colbeck, as her sole and separate property, all of James P. Colbeck's interest in the real property described above, together with all after-acquired title of the Grantor to the real property.

Dated this 30th day of March, 2026.

Estate of James P. Colbeck

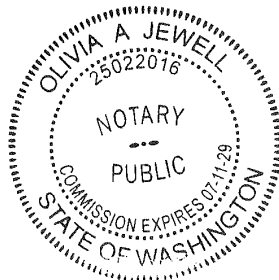
By:


Peter Lance Colbeck, Personal Representative
of the *Estate of James P. Colbeck*

STATE OF WASHINGTON)
) ss.
COUNTY OF KING)

On this day personally appeared before me Peter Lance Colbeck, known or proved to me to be the individual described in and who executed the within and foregoing Personal Representative's Deed, and acknowledged that she signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal on this 30th day of March, 2026.




Printed Name: Olivia A. Jewell
NOTARY PUBLIC for Washington. My
appointment expires on 7/11/29.