



201806150036

06/15/2018 10:33 AM Pages: 1 of 3 Fees: \$101.00
Skagit County Auditor

After recording mail to:

Stiles Law Inc. P.S.
P.O. Box 228 / 925 Metcalf Street
Sedro Woolley, WA 98284

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2018 2589
JUN 15 2018

Amount Paid \$ 1393.⁴⁰
Skagit Co. Treasurer
By *mlm* Deputy

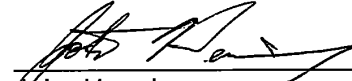
Grantor(s): John Henning, Personal Representative of the Estate of Rollin V. Potter
Grantee(s): Carl B. Monrad and Kathleen M. Monrad, husband and wife
Abbreviated Legal: LOT 47, "CEDARGROVE ON THE SKAGIT"
Assessor's Tax Parcel #: 3877-000-047-0009 / P64107

PERSONAL REPRESENTATIVE'S DEED

1. **GRANTOR.** The undersigned Grantor, John Henning, is the duly appointed, qualified and acting personal representative of the Estate of Rollin V. Potter, deceased.
2. **ESTATE.** Rollin V. Potter died on October 31, 2017. On November 14, 2017 the estate was admitted to probate and Grantor was appointed personal representative in the State of Washington Superior Court of Skagit County in Cause No. 17-4-00407-29.
3. **NONINTERVENTION POWERS.** By Order of Solvency entered on November 14, 2017 in the Probate Proceedings, Grantor was authorized to settle the Estate without further court intervention or supervision.
4. **DESCRIBED REAL PROPERTY.** Included among the property of the Estate of Rollin V. Potter was interest in the real property described as follows:

LOT 47, "CEDARGROVE ON THE SKAGIT", ACCORDING TO THE
 PLAT THEREOF RECORDED IN VOLUME 9 OF PLATS, PAGES 48
 THROUGH 51, RECORDS OF SKAGIT COUNTY, WASHINGTON.
5. **CONVEYANCE:** Grantor hereby conveys and quitclaims to Carl B. Monrad and Kathleen M. Monrad, husband and wife, the above described property, together with all after acquired title of the grantor therein.
6. **LIMITATION OF COVENANTS.** Grantor expressly limits the covenants of this deed to those expressed herein and excludes all covenants arising or to arise by statutory or other implication.

Dated: 5-15- _____, 2018.

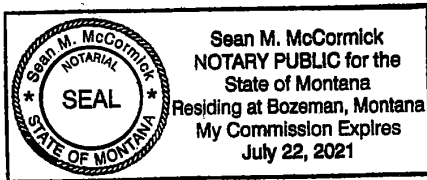


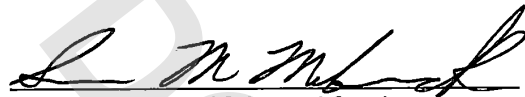
John Henning
Personal Representative of the Estate of
Rollin V. Potter, deceased, and not in his
individual capacity

STATE OF MONTANA)
) ss.
COUNTY OF GALLATIN)

On this 15th day of May, 2018, before me, the undersigned, a Notary Public in and for the State of Montana, duly commissioned and sworn, personally appeared **John Henning**, to me known to be the individual who signed as Personal Representative of the Estate of Rollin V. Potter, deceased, and who executed the within and foregoing instrument and acknowledged said instrument to be his free and voluntary act and deed for the uses and purposes therein mentioned; and on oath stated that he was authorized to execute the said instrument as Personal Representative of said Estate.

IN WITNESS WHEREOF I have hereunto set my hand and official seal the day and year first above written.





NOTARY PUBLIC in and for the
State of Montana
residing at: Bozeman MT
My appointment expires: July 22, 2021

17-4-00407-29
LTRTS 7
Letters Testamentary
2085833



FILED
Skagit County Clerk
Skagit County, WA
11/16/17

**SUPERIOR COURT OF THE STATE OF
WASHINGTON FOR SKAGIT COUNTY**

Estate of ROLLIN V. POTTER:

DECEASED.

No. 17-4-00407-29

LETTERS TESTAMENTARY

I. BASIS

1.1 The last will of ROLLIN V. POTTER late of SKAGIT County, State of WASHINGTON was duly exhibited proven and recorded in this court on November 14, 2017 .

1.2 In that will JOHN HENNING is named personal representative.

1.3 The personal representative has qualified.

II. CERTIFICATION

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

DATED on this the 14th day of November, 2017.

MAVIS BETZ
COUNTY CLERK AND CLERK OF THE SUPERIOR COURT

Kristen Denton, Deputy Clerk

III. CERTIFICATE OF COPY

STATE OF WASHINGTON)

) ss

COUNTY OF SKAGIT)

I, MAVIS BETZ, 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 November 14, 2017.

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

DATED:

MAVIS BETZ
COUNTY CLERK AND CLERK OF THE SUPERIOR COURT

I, MAVIS E. BETZ, Clerk of the Superior Court of the State of Washington, for Skagit County, do hereby certify that this is a true copy of the original now on file in my office. Dated 5-29-18 BY _____ Deputy Clerk



MAVIS E. BETZ, County Clerk

By: _____
Deputy Clerk