

202008100074

08/10/2020 11:20 AM Pages: 1 of 4 Fees: \$106.50
Skagit County Auditor

Filed for Record at Request of &
When Recorded Return To
Cynthia Bailey
27531 State Rt 9 NE
Arlington, WA 98223

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2020 2008
AUG 10 2020

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

PERSONAL REPRESENTATIVE'S DEED

Grantor: CYNTHIA BAILEY, Administrator of the Estate of ROBERT BRUCE BAILEY
Grantee: CYNTHIA BAILEY
Abbreviated Legal Descr.: Lot 12 Sunnyside Big Lake Tracts
Parcel No.: 40250000120009 R69883

1. Grantor. I, CYNTHIA BAILEY, am the duly appointed, qualified, and acting Administrator of the Estate of ROBERT BRUCE BAILEY, Deceased, King County, Washington, Superior Court Case No. 20-4-04461-7 SEA.

2. Grantee. The Grantee is CYNTHIA BAILEY.

3. Decedent's Estate. Decedent ROBERT BRUCE BAILEY died Intestate on June 14, 2020. On June 14, 2020, Decedent died leaving no valid Will. On July 31, 2020, an Order Appointing Administrator was admitted to probate and Grantor was appointed Administrator of Decedent's estate and was granted Nonintervention Powers for the administration of Decedent's estate.

4. Heirs. CYNTHIA BAILEY is Decedent's sole heir.

5. Real Property. Among the assets of the Decedent's estate to pass to CYNTHIA BAILEY, was the following described real property located in Skagit County, Washington:

Legal description: **See Exhibit A attached hereto.**
Situated in Skagit County, State of Washington.

Assessor's Property Tax Parcel Account Number: 40250000120009 R69883

More commonly known as: 19120 Sulfer Springs Road, Mount Vernon, WA 98273

6. Consideration. This conveyance is made in consideration of Cynthia Bailey being Decedent's sole heir.

7. Conveyance of Decedent's Half Interest. Grantor conveys, grants, and quitclaims to CYNTHIA BAILEY an undivided one-half interest in the real property described in this Deed

EXHIBIT A

The land referred to in this report/policy is situated in the State of Washington, County of Skagit, and is described as follows:

Parcel "A":

Tract 12, "ASSESSOR'S PLAT OF SUNNYSIDE BIG LAKE TRACTS", as per plat recorded in Volume 9 of Plats, page 13, records of Skagit County, Washington.

Parcel "B":

That portion of the 140 foot wide railroad right-of-way, commonly known as the Northern Pacific Railway, running Northwesterly and Southeasterly through Government Lot 1 of Section 7, Township 33 North, Range 5 East, W.M., which lies between the Northeasterly extensions of both the Northwesterly and Southeasterly lines of Tract 12 of the "ASSESSOR'S PLAT OF SUNNYSIDE BIG LAKE TRACTS", as per plat recorded in Volume 9 of Plats; page 13, records of Skagit County, Washington.

2020-08-03
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CERTIFIED COPY

FILED

2020 AUG -3 AM 9:02

KING COUNTY
COURT CLERK
3000 4TH AVENUE
SEATTLE, WA

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON
FOR THE COUNTY OF KING

IN RE THE ESTATE OF: ROBERT BRUCE BAILEY DECEASED	NO: 20-4-04461-7 SEA LETTERS OF ADMINISTRATION (LTRAD)
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The above named decedent died intestate leaving property in Washington State subject to administration. **CYNTHIA BAILEY** is/are appointed by the Court as Administrator(s) and authorized to administer the estate according to law.

WITNESS my hand and seal of said Court: August 3, 2020.



BARBARA MINER
King County Superior Court Clerk

By B. TEMBREULL Deputy Clerk

• NOT OFFICIAL WITHOUT SEAL •

I BARBARA MINER, Clerk of the Superior Court of the State of Washington for King County, do hereby certify that this copy is a true and perfect transcript of said original as it appears on file and of record in my office and of the whole thereof. IN TESTIMONY WHEREOF, I have affixed this Seal of said Superior Court at my office at Seattle, Barbara Miner
By Deputy Clerk: B. Tembreull

