



202101270103

01/27/2021 02:00 PM Pages: 1 of 4 Fees: \$108.50
Skagit County Auditor

After Recording Return To:

Suzanne Carney
4001 Castilleja Place
Anacortes, WA 98221

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2021-351
JAN 27 2021

Amount Paid \$
Skagit Co. Treasurer
By Deputy

STATUTORY WARRANTY DEED

GRANTOR: SUZANNE CARNEY, individually and as Personal Representative of the Estate of EDWARD P. CARNEY, Deceased

GRANTEE: SUZANNE CARNEY, a single woman

Legal Description;
Abbreviated Form: LOTS 1 AND 11, CASTILLEJA BLUFF, AFN 200512090181, NE1/4 SE1/4

Additional on Page: Exhibit A

Assessor's Tax Parcel No: 4878-000-011-0000; P123805
4878-000-001-0000; P123794

THE GRANTOR, SUZANNE CARNEY, individually and in her capacity as the duly appointed, qualified, and acting Personal Representative of the Estate of EDWARD P. CARNEY, Deceased, under Skagit County Superior Court Cause No. 20-4-00388-29, in distribution of said estate, hereby conveys and warrants to the GRANTEE, SUZANNE CARNEY, a single woman, all of Grantor's right, title, and interest, together with all after-acquired title of the Grantor, in and to that certain real property situated in the County of Skagit, State of Washington, legally described as follows:

See Exhibit "A" attached hereto and incorporated herein by this reference.

SUBJECT TO: Easements, restrictions, and reservations of record.

On recording this deed all right, title, and interest in the above-described property shall vest in SUZANNE CARNEY, a single woman.

DATED: Jan. 15, 2021.

Estate of EDWARD P. CARNEY, Deceased

Suzanne Carney
SUZANNE CARNEY

By Suzanne Carney
SUZANNE CARNEY
Personal Representative

STATE OF WASHINGTON }
COUNTY OF SKAGIT } ss.

I certify that I know or have satisfactory evidence that SUZANNE CARNEY is the person who appeared before me, and said person acknowledged that she was authorized to execute the instrument and acknowledged it individually and as the Personal Representative of the Estate of EDWARD P. CARNEY, Deceased, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 15th day of January, 2021.



Kristen E. Murphy
Printed Name Kristen E. Murphy
NOTARY PUBLIC in and for the State of Washington
My Commission Expires 11-09-2021

EXHIBIT A

Legal Descriptions:

4878-000-011-0000; P123805

Lot 11, "PLAT OF CASTILLEJA BLUFF," recorded December 9, 2005, under Auditor's File No. 200512090181, records of Skagit County, Washington.

Situate in Skagit County, Washington.

4878-000-001-0000; P123794

Lot 1, "PLAT OF CASTILLEJA BLUFF," recorded December 9, 2005, under Auditor's File No. 200512090181, records of Skagit County, Washington.

Situate in Skagit County, Washington.

SUPERIOR COURT OF THE STATE OF
WASHINGTON FOR SKAGIT COUNTY

FILED
Skagit County Clerk
Skagit County, WA
09/24/2020

Estate of EDWARD P CARNEY:	No. 20-4-00388-29 LETTERS TESTAMENTARY
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I. BASIS

- 1.1 The last will of EDWARD P CARNEY late of SKAGIT County, State of WASHINGTON was duly exhibited proven and recorded in this court on September 24, 2020.
- 1.2 In that will SUZANNE CARNEY is named personal representative(s).
- 1.3 The personal representative has qualified.

II. CERTIFICATION

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

DATED 09/24/2020.

MELISSA BEATON, COUNTY CLERK
CLERK OF THE SUPERIOR COURT
Kristen Denton, Deputy Clerk

III. CERTIFICATE OF COPY

STATE OF WASHINGTON |
COUNTY OF SKAGIT | ss

I, MELISSA BEATON, COUNTY 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 September 24, 2020.

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

DATED: 09/28/2020

MELISSA BEATON, COUNTY CLERK
CLERK OF THE SUPERIOR COURT

BY _____
Deputy Clerk

