

Real Estate Excise Tax
Exempt
Skagit County Treasurer
By Lena Thompson
Affidavit No. 20224765
Date 12/01/2022

DOCUMENT TITLE: **Quit Claim Deed**

Grantor:

Kathleen G. Davis, formerly known as Kathleen G. Polubinski,
individually and on behalf of the Personal Representative
of the Estates of Arthur E. GINNETT and Mary J. GINNETT,
and Gerhard DAVIS, her spouse,
now hereby conveys to Donald RHODES.

Grantee: Donald Rhodes

Parcel ID: P60870

Address: XYZ Guemes Island Road

Legal Description: LOTS 1 TO 10 & ½ VAC STS IN SUB-DIV 1234, BLOCK 13,
WOOD'S PLAT OF NORTH ANACORTES,
as per plat recorded in Volume 2 of Plats, page 37,
records of Skagit County, Washington; TOGETHER WITH those portions
of vacated street or avenues that have reverted by operation of law.
EXCEPT county roads or rights-of-way.

Situate within the County of Skagit, State of Washington.

When recorded return to:

JOSEPH D BOWEN
ATTORNEY AT LAW, P.S.
401 S. 2nd
Mount Vernon, WA 98273

QUIT CLAIM DEED

The grantor, KATHLEEN G. DAVIS, formerly known as Kathleen G. Polubinski, individually and on behalf of the Personal Representative of the Estates of ARTHUR E. GINNETT and MARY J. GINNETT, and GERHARD DAVIS, her spouse, now hereby conveys to DONALD RHODES that certain real property which is legally described as:


Block 13, 'WOOD'S PLAT OF NORTH ANACORTES', as per plat recorded in Volume 2 of Plats, page 37, records of Skagit County, Washington;
TOGETHER WITH those portions of vacated street or avenues that have reverted by operation of law;
EXCEPT county roads or rights-of way;

Situate within the County of Skagit, State of Washington.

Said property is situated in the County of Skagit, State of Washington, listed under property identification P60870. This conveyance is made to effect the testamentary dispositions of ARTHUR E. GINNETT and MARY J. GINNETT and LINDA J. RHODES, their heir; and related Trust and Estate Dispute Resolution Agreements between their heirs.

DATED this 25th day of November, 2022.

GRANTORS:

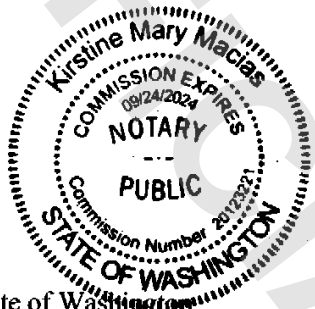

KATHLEEN G. DAVIS
Individually and as PR of the Estates of
Arthur E. Ginnett and Mary J. Ginnett


GERHARD DAVIS

State of Washington
County of Skagit

I certify that I know or have satisfactory evidence that KATHLEEN G. DAVIS is the person who appeared before me; and said person acknowledged that she signed this instrument, on oath and stated that she was authorized to execute the instrument and acknowledged it individually and as the Personal Representative of the Estates of ARTHUR E. GINNETT and MARY J. GINNETT to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 11/30/22



[Signature]

Signature
Notary Public, State of Washington

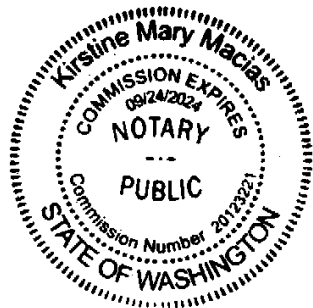
Kirstine M. Macias

Printed Name
My appointment expires: 9/24/24

State of Washington
County of Snohomish

I certify that I know or have satisfactory evidence that GEHARDT DAVIS is the person who appeared before me; and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: 11/30/22



[Signature]

Signature
Notary Public, State of Washington

Kirstine M. Macias

Printed Name
My appointment expires: 9/24/24

Kathleen Polubinski
324 W Tropel
Oak Harbor 98277

8-

KATHY HILL
SKAGIT

98 NOV -6 P2.03

9811060128

RECORDED _____ FILED _____
REQUEST OF _____

WARRANTY DEED

The Grantor, MARY GINNETT, of Oak Harbor, Washington, for and in consideration of the love and affection she has for her daughters, the Grantees herein, conveys and warrants to KATHLEEN G. POLUBINSKI and LINDA J. RHODES, Grantees, the following described real estate, situated in the County of Skagit, State of Washington:

All of block thirteen (13) of Wood's Plat of North Anacortes, according to the recorded plat thereof on file and of record in the Auditor's Office at Mount Vernon, Skagit County, Washington.

DATED: NOVEMBER 2, 1998

Mary G. Ginnett
MARY GINNETT

STATE OF WASHINGTON)
COUNTY OF ISLAND)

ss. # 3846-013-000-0005

On this 2nd day of NOVEMBER, 1998, before me, the undersigned, a Notary Public in and for the State of Washington, duly commission and sworn, personally appeared MARY GINNETT, to me known to be the individual described in and who executed the foregoing instrument, and acknowledged to me that she signed the said instrument as her free and voluntary act and deed for the uses and purposes therein mentioned.


WITNESS my hand and official seal hereto affixed the day and year in this certificate above written.

SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax

26392
NOV -6 1998

Amount Paid By: [Signature]
Skagit County Treasurer Deputy

David P. Walker
NOTARY PUBLIC in and for the State
of Washington, residing at Oak Harbor
My commission expires: 5-6-00



9811060128

BK 1394 PG 0638

State of Washington }
County of Island } ss

I, Debra Van Pelt, Clerk of Island County and ex-officio clerk of the Superior Court, do hereby certify that this instrument is a true and correct copy of the original now on file in my office. Said Letters are now in full force and effect.

IN TESTIMONY WHEREOF I have hereunto set my hand and official seal this 22 day of April, 2021

FILED
DEBRA VAN PELT
ISLAND COUNTY CLERK
2021 APR 22 PM 2:37

DEBRA VAN PELT
By: [Signature]
Deputy
Olympia, Washington

SUPERIOR COURT OF THE STATE OF WASHINGTON FOR ISLAND COUNTY

IN THE MATTER OF THE ESTATE OF,) Case No.: 19-4-00352-15
)
ARTHUR E GINNETT and MARY J) LETTERS TESTAMENTARY
GINNETT,)
Deceased.)

WHEREAS, the last will of the above named deceased having been proven and recorded in this court on December 19, 2019

NOW therefore, know all men by these presents: That

KATHLEEN G DAVIS

is hereby appointed and qualified as Personal Representative of said estate, and that we do

hereby authorize the above-named to execute said Will according to law.

DATED: April 22, 2021

DEBRA VAN PELT, Clerk of Superior Court

By [Signature], Deputy

TKS
K.