

After Recording Return To:
SKAGIT LAW GROUP, PLLC
P. O. Box 336
Mount Vernon, WA 98273

Real Estate Excise Tax
Exempt
Skagit County Treasurer
By Kaylee Oudman
Affidavit No. 20240466
Date 05/01/2024

STATUTORY WARRANTY DEED

GRANTOR: **DRUSILLA A. HILL**, individually and as Personal Representative of the **Estate of STEVEN J. HILL, Deceased**

GRANTEE: **DRUSILLA A. HILL**, a single person

Legal Description:

Abbreviated Form: Lots 12-16, Blk 1, Sound View to Similk Beach
Additional on: Exhibit "A"

Assessor's Tax Parcel Nos.: 4004-001-015-0009; P69328
4001-006-002-0200; P123427

THE UNDERSIGNED GRANTOR, **DRUSILLA A. HILL**, individually and in her capacity as the duly appointed, qualified, and acting Personal Representative of the **Estate of STEVEN J. HILL, Deceased**, under Skagit County Superior Court Cause No. 23-4-00426-29, in distribution of said estate, hereby conveys and warrants to the GRANTEE, **DRUSILLA A. HILL**, a single person, all of Grantor's interest, together with all after-acquired title, in 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 **DRUSILLA A. HILL**, a single person.

DATED this 1st day of May, 2024.

Estate of STEVEN J. HILL, Deceased

Drusilla A. Hill
DRUSILLA A. HILL

By: Drusilla A. Hill
DRUSILLA A. HILL
Personal Representative

STATE OF WASHINGTON }
COUNTY OF SKAGIT } ss.

I certify that I know or have satisfactory evidence **DRUSILLA A. HILL** is the person who appeared before me, and said person acknowledged that she was authorized to execute this instrument and acknowledged it individually and as the Personal Representative of the **Estate of STEVEN J. HILL, 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 1st day of May, 2024.



Maddy Hilkey
MADDY HILKEY
Printed Name _____
NOTARY PUBLIC in and for the State of Washington
My Commission Expires July 26, 2027

EXHIBIT "A"
STATUTORY WARRANTY DEED

PARCEL "A":

Lots 12-15, inclusive, and Lot 16, Block 1, "SOUND VIEW ADDITION TO SIMILK BEACH," as per plat recorded in Volume 4 of Plats, page 55, records of Skagit County, Washington, together with the vacated alley right-of-way abutting, per Resolution No. R20060260, recorded on August 4, 2006, under Auditor's File No. 200608040106, records of Skagit County, Washington.

PARCEL "B":

Tract "A" of Boundary Line Adjustment survey recorded on May 30, 2007, under Auditor's File No. 200705300077, records of Skagit County, Washington.

PARCEL "C":

An easement over portion of Lots 8 through 11, Block 1, "SOUND VIEW ADDITION TO SIMILK BEACH," as per plat recorded in Volume 4 of Plats, page 55, records of Skagit County, Washington, as shown on the record of survey recorded on July 30, 2021, under Auditor's File No. 202107300173, records of Skagit County, Washington.

SUPERIOR COURT OF THE STATE OF
WASHINGTON FOR SKAGIT COUNTY

FILED
Skagit County Clerk
Skagit County, WA
08/11/2023

Estate of STEVEN HILL:	No. 23-4-00426-29 LETTERS TESTAMENTARY
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I. BASIS

- 1.1 The last will of STEVEN HILL late of SKAGIT County, State of WASHINGTON was duly exhibited proven and recorded in this court on August 10, 2023.
- 1.2 In that will DRUSILLA A HILL is named personal representative(s).
- 1.3 The personal representative has qualified.

II. CERTIFICATION

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

DATED 08/11/2023.

MELISSA BEATON, COUNTY CLERK
CLERK OF THE SUPERIOR COURT
Kenneth Pemberton, Deputy Clerk

III. CERTIFICATE OF COPY

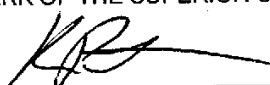
STATE OF WASHINGTON |
COUNTY OF SKAGIT | ss

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 August 10, 2023.

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

DATED: 08/11/2023

MELISSA BEATON, COUNTY CLERK
CLERK OF THE SUPERIOR COURT

BY 
Deputy Clerk

