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12/18/2024 10:26 AM Pages: 1 of 4 Fees: \$306.50
Skagit County Auditor

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20243311
DEC 18 2024

Amount Paid \$0
Skagit Co. Treasurer
By *K&S* Deputy

PERSONAL REPRESENTATIVE'S DEED

GRANTOR: CHRISTOPHER JONES, as Administrator of the
ESTATE OF YEO JIN CHUNG
Skagit County Superior Court Case No. 24-4-00353-29

GRANTEE: CHRISTOPHER JONES, an unmarried man, as his
separate property

Assessors Tax Parcel Nos: P125710 / 4917-000-014-0000

Commonly Known as: 254 Dallas Street, Mount Vernon, WA 98274

THE GRANTOR, CHRISTOPHER JONES, administrator of the Estate of YEO JIN CHUNG, deceased, Skagit County Cause No. 24-4-00353-29, for and in consideration of distribution of the residuary estate, does hereby grant and convey to GRANTEE, CHRISTOPHER JONES, an unmarried man as his separate property, that certain real property situated in Skagit County, Washington, legally described as follows:

Lot 14, Plat of Cedar Heights PUD 1, Phase 1, according to the plat thereof, recorded January 19, 2007 under recording No. 200701190116, records of Skagit County, Washington.

SUBJECT TO restrictions, reservations, easements, covenants, oil, gas or mineral rights of record, if any.


Situate in the County of Skagit, State of Washington.

The Grantor estate, for itself and for its successors in interest, does by these presents expressly limit the covenants of the deed to those herein expressed and exclude all covenants

arising or to arise, by statute or other implication, and does hereby covenant that against all persons lawfully claiming or to claim by, through, or under said Grantor and not otherwise, the Estate will forever warrant and defend the said described real estate.

DATED this 5th day of December 2024.

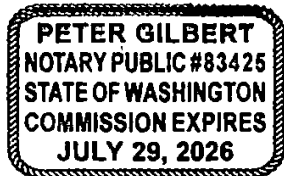
ESTATE OF YEO JIN CHUNG



CHRISTOPHER JONES, Administrator

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

On this day personally appeared before me CHRISTOPHER JONES, to me known to be the Administrator of the Estate of YEO JIN CHUNG, deceased, the estate that executed the within and foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said estate, for the uses and purposes therein mentioned.

Given under my hand and official seal this 5th day of December, 2024.





Notary Public, State of Washington
Residing at: 1111 1st Ave, WA
My commission expires: 7-29-26



Right to Manage Natural Resource Lands Disclosure

Skagit County's policy is to enhance and encourage Natural Resource Land management by providing County residents notification of the County's recognition and support of the right to manage Natural Resource Lands, e.g., farm and forest lands.

Skagit County Code 14.38.030(2) requires, in specified circumstances, recording of the following disclosure in conjunction with the deed conveying the real property:

This disclosure applies to parcels designated or within 1 mile of designated agricultural land or designated or within 1/4 mile of rural resource, forest or mineral resource lands of long-term commercial significance in Skagit County.

A variety of Natural Resource Land commercial activities occur or may occur in the area that may not be compatible with non-resource uses and may be inconvenient or cause discomfort to area residents. This may arise from the use of chemicals; or from spraying, pruning, harvesting or mineral extraction with associated activities, which occasionally generates traffic, dust, smoke, noise, and odor. Skagit County has established natural resource management operations as a priority use on designated Natural Resource Lands, and area residents should be prepared to accept such incompatibilities, inconveniences or discomfort from normal, necessary Natural Resource Land operations when performed in compliance with Best Management Practices and local, State, and Federal law.

In the case of mineral lands, application might be made for mining-related activities including extraction, washing, crushing, stockpiling, blasting, transporting and recycling of minerals. If you are adjacent to designated NR Lands, you will have setback requirements from designated NR Lands.

Washington State Law at RCW 7.48.305 also establishes that:

...agricultural activities conducted on farmland and forest practices, if consistent with good agricultural and forest practices and established prior to surrounding nonagricultural and nonforestry activities, are presumed to be reasonable and shall not be found to constitute a nuisance unless the activity or practice has a substantial adverse effect on public health and safety. ...An agricultural activity that is in conformity with such laws and rules shall not be restricted as to the hours of the day or day or days of the week during which it may be conducted.

SUPERIOR COURT OF THE STATE OF
WASHINGTON FOR SKAGIT COUNTY

FILED
Skagit County Clerk
Skagit County, WA
06/21/2024

ESTATE OF YEO JIN CHUNG:	No. 24-4-00353-29 LETTERS ADMINISTRATION
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I. BASIS

- 1.1 YEO JIN CHUNG late of SKAGIT County died intestate on or about June 02, 2024 leaving property in this state subject to administration.
- 1.2 On June 21, 2024 the court appointed CHRISTOPHER JONES administer the estate of the decedent according to law.
- 1.3 The personal representative has qualified.

II. CERTIFICATION

THIS IS TO CERTIFY THAT CHRISTOPHER JONES is authorized by this court to administer the estate of the above decedent according to law.

DATED 06/21/2024.

MELISSA BEATON, COUNTY CLERK
CLERK OF THE SUPERIOR COURT
By Deanna Mallchok, 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 of Administration in the above-named case, which was entered of record on June 21, 2024.

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

DATED: 06/21/2024

MELISSA BEATON, COUNTY CLERK
CLERK OF THE SUPERIOR COURT

BY 
Deputy Clerk

DEANNA MALLCHOK

