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Skagit County Auditor, WA

UNOFFICIAL DOCUMENT

FILED AT REQUEST OF/RETURN TO:
SKAGIT LAW GROUP, PLLC
P.O. BOX 336
MOUNT VERNON, WA 98273

REVIEWED BY
SKAGIT COUNTY TREASURER
DEPUTY Lena Thompson
DATE 06/23/2026

AFFIDAVIT IN SUPPORT OF COMMUNITY PROPERTY AGREEMENT

Grantor(s):	**SCOTT A. ANDREWS, now deceased**
Grantee(s):	**MARY MAE HARDT, surviving spouse**
Abbreviated Legal:	LOT 63, HILLTOP HAVEN
Additional Legals:	Page 1
Tax Account Nos:	P81339; 4393-000-063-0001

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

MARY MAE HARDT, being first duly sworn, on oath, deposes and says:

1. This Affidavit provides information for the record regarding that certain Community Property Agreement dated June 12, 2018, and executed by **SCOTT A. ANDREWS** and **MARY MAE HARDT**, husband and wife (the "Agreement"). The Agreement was recorded in the Office of the County Auditor in Skagit County, Washington, on June 2, 2026, under File No. 20260602009. The statements set forth in this Affidavit are representations of fact that may be relied upon by all parties dealing with any property, whether real or personal, belonging to the above-named parties, including but not limited to that certain real estate located in Skagit County, Washington, described as follows:

> Lot 63, "HILLTOP HAVEN," as per plat recorded in Volume 12 of Plats, pages 47, 48, and 49, records of Skagit County, Washington.
>
> TOGETHER WITH an easement for utilities, ingress, egress and maintenance access, 40 feet in width over Lots 48, 61, and 62, as shown on the face of the Plat.

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Situate in the City of Mount Vernon, County of Skagit, State of Washington.

2. **SCOTT A. ANDREWS** (the "Decedent") was one of the parties to the Agreement and died on April 22, 2026, in Mount Vernon, Skagit County, Washington.

3. The parties to the Agreement were legally competent at the time of the Agreement and executed no subsequent Wills or agreements that would have the effect of abrogating or nullifying the Agreement. The Agreement was validly executed and in full force and effect at the time of the Decedent's death.

4. The value of Decedent's estate as of the date of death, including all real and personal property, exceeded his liabilities, and his estate consisted only of community property.

5. The Decedent left no separate property whatsoever.

6. All obligations of the community composed of the Decedent and the affiant owing at the date of the Decedent's death have been paid or will be paid in full, and all expenses of last illness and for funeral and burial services of the Decedent have been paid.

7. The gross value of the assets in the gross taxable estate of the Decedent was not sufficient to require a federal or state estate tax return or create any other tax liabilities.

8. The only person who would qualify under law as beneficiary to Decedent's estate was his surviving spouse.

DATED: June 17, 2026.

Mary Mae Hardt
MARY MAE HARDT

SIGNED AND SWORN to before me this 17th day of June, 2026.

BETHANY HOEMANN NOTARY PUBLIC STATE OF WASHINGTON COMM # 22029806 APPOINTMENT EXPIRES August 05, 2026

Notary Public
BETHANY HOEMANN
(Type or Print Name of Notary)
My Appointment Expires: August 5, 2026