



202607170053

07/17/2026 11:41 AM Pages: 1 of 3 Fees: \$305.50
Skagit County Auditor

When Recorded Return To:

K. T. Esp, Attorney at Law
301 Prospect Street
Bellingham, WA 98225

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2026.2249
JUL 17 2026

Amount Paid \$ 0
Skagit Co. Treasurer
By *GT* Deputy

DOCUMENT TITLE: **QUIT CLAIM DEED**

REFERENCE NUMBER OF RELATED DOCUMENT: 200106190001; 199803270212; 199803270213

GRANTOR: **JANICE WICKSTROM, PERSONAL REPRESENTATIVE OF THE ESTATE OF DENNIS NACHTWEIH**

ADDITIONAL GRANTOR: **NONE**

GRANTEE: **JANICE WICKSTROM**

ADDITIONAL GRANTEE: **NONE**

ABBREVIATED LEGAL DESCRIPTION: **UNIT 41 FIDALGO MARINA CONDOMINIUM AND MARINA SLIP 41**

ADDITIONAL LEGAL DESCRIPTION: **PAGES 1-2**

ASSESSOR'S TAX/PARCEL NUMBER: **P102567; 4599-000-041-0000**

QUIT CLAIM DEED

The undersigned Grantor, **JANICE WICKSTROM**, as the duly appointed, qualified and acting **PERSONAL REPRESENTATIVE OF THE ESTATE OF DENNIS NACHTWEIH**, deceased, in Probate Cause No. 25 4 01156 37, in Whatcom County Superior Court of Washington, as a distribution of the estate pursuant to will, conveys and quit claims to **JANICE WICKSTROM**, individually, as her separate property, the following-described real estate situated in the county of Skagit, state of Washington, together with all after-acquired title of the Grantor therein:

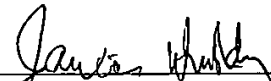
Marina Slip No. 41 as shown on Exhibit "B" to Condominium Declaration recorded under Recording No. 9302250060, Skagit County, Washington, lying within the Harbor Area described in the Lease from the state of Washington, Department of Natural Resources, as lessor, to the City of Anacortes, as lessee, recorded under Recording No. 9207240213, and in the sublease from the City of Anacortes as sublessor, to Fidalgo Marina Partnership, as subleasee recorded under Recording Nos. 9207240214 and 9207310172, records of said County;

Fidalgo Marina Condo, Unit 41, together with 1.95% interest in dock, full legal description recorded under Skagit Auditor File Nos. 200106190001, 199803270212 and 199803270213; Skagit Assessor Tax Parcel No. P102567.

Situated in Skagit County, Washington.

Subject to all covenants, conditions, restrictions, assessments and easements of record.

DATED this 17 day of July, 2026.

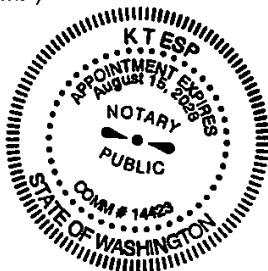

 JANICE WICKSTROM
 Personal Representative of
 the Estate of Dennis Nachtweih

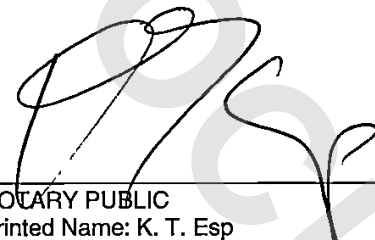
STATE OF WASHINGTON)
) ss.
 COUNTY OF WHATCOM)

I certify that I know or have satisfactory evidence that **JANICE WICKSTROM** is the person who appeared before me, and said person acknowledged that she signed this instrument, on oath stated that she was authorized to execute the instrument and acknowledged it as the **PERSONAL REPRESENTATIVE OF THE ESTATE OF DENNIS NACHTWEIH**, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED this 17 day of July, 2026.

(SEAL/STAMP)




 NOTARY PUBLIC
 Printed Name: K. T. Esp
 My Commission Expires: August 15, 2028

SCANNED 1

25-4-01156-37
LTRTS 10
Letters Testamentary
20023091



FILED
COUNTY CLERK

2025 DEC -4 PM 2:22

WHATCOM COUNTY
WASHINGTON

SUPERIOR COURT OF THE STATE OF WASHINGTON FOR WHATCOM COUNTY

IN THE MATTER OF THE ESTATE OF

No. 25 4 01156 37

DENNIS NACHTWEIH,

Deceased.

LETTERS TESTAMENTARY

WHEREAS, the last Will of **DENNIS NACHTWEIH**, deceased, was on the 4TH day of December, 2025 duly exhibited, proven, and recorded in our said Superior Court.

AND WHEREAS, it appears that, **JANICE WICKSTROM** has been named Executrix in and by said will;

NOW, THEREFORE, know all persons by these presents, that we do hereby appoint and authorize **JANICE WICKSTROM**, Executrix, to execute said Will according to law.

WITNESS Ann Vetter-Hansen, Court Commissioner of said Superior Court and the seal of said Court hereto affixed this 4th day of December, 2025.



County Clerk and Ex-Officio Clerk of the
Superior Court of Whatcom County, Washington

By Jennifer Heill, Deputy Clerk

CERTIFICATE

STATE OF WASHINGTON]

COUNTY OF WHATCOM] ss.

I, **RAYLENE KING**, County Clerk and Clerk of the Superior Court of Whatcom County, do hereby certify that the above and foregoing is a true and correct copy of the Letters Testamentary in the above entitled matter, and were on the 4th day of December, 2025 duly entered of record.

I further certify that said Letters are now in full force and effect.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the Seal of the Superior Court, this 3
day of April, 2024



County Clerk and Ex-Officio Clerk of the
Superior Court of Whatcom County, Washington

By KE, Deputy Clerk

[ltrstst.dot]