

Return Address:
Edmonds Wills & Trusts
Kyle G. Ray, Attorney at Law
114 2nd Avenue South, Suite 101
Edmonds, WA 98020

Real Estate Excise Tax
Exempt
Skagit County Treasurer
By Lena Thompson
Affidavit No. 20262331
Date 07/22/2026

PERSONAL REPRESENTATIVE DEED

Grantor(s):

1. **DIANA LOUISE MCCLURE**, Personal Representative for **THE ESTATE OF JAMES LEE MCCLURE**.

Grantee(s):

1. **DIANA LOUISE MCCLURE**, Trustee of the **JAMES LEE MCCLURE AND DIANA LOUISE MCCLURE LIVING TRUST DATED SEPTEMBER 8, 2017**.

Property Address:

1. 5714 HARRISON AVE, ANACORTES, WA 98221

Legal Description:

1. LOT A OF SURVEY RECORDED IN VOLUME 20 OF SURVEYS, PAGE 35, UNDER AF#9712290041, RECORDS OF SKAGIT COUNTY, WASHINGTON; AND BEING A PORTION OF LOT 9, BLOCK 6, FIRST PLAT OF SHIP HARBOR, AS PER PLAT RECORDED IN VOLUME 1 OF PLATS, PAGE 13, RECORDS OF SKAGIT COUNTY, WASHINGTON. TOGETHER WITH PORTIONS OF HARRISON AVENUE AND THE WEST HALF OF ALLEY VACATED UNDER ORDINANCE NUMBERS 1969 AND 2234, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE SOUTHERLY PROJECTION OF THE WEST LINE OF BLOCK 6 AND THE CENTERLINE OF VACATED HARRISON AVENUE; THENCE NORTH 0 DEGREES 47'44" EAST ALONG THE WEST LINE OF SAID BLOCK 6 A DISTANCE OF 71.49 FEET; THENCE NORTH 89 DEGREES 50'33" EAST A DISTANCE OF 126.21 FEET TO THE CENTERLINE OF VACATED ALLEY; THENCE SOUTH 0 DEGREES 47'04" WEST ALONG SAID CENTERLINE OF VACATED ALLEY A DISTANCE OF 71.53 FEET TO THE CENTERLINE OF VACATED HARRISON AVENUE; THENCE SOUTH 89 DEGREES 51'32" WEST ALONG THE CENTERLINE OF VACATED HARRISON AVENUE, A DISTANCE OF 126.22 FEET TO THE POINT OF BEGINNING.

Assessor's Property Tax Parcel Account Number:

1. P116655 / 3816-006-016-0100

PERSONAL REPRESENTATIVE DEED

The undersigned, **DIANA LOUISE MCCLURE**, Personal Representative for **THE ESTATE OF JAMES LEE MCCLURE**, who died in the State of Washington on February 24, 2025, and whose estate is being probated in King County, under Cause No. 26-4-05170-1 SEA for and in consideration of the terms of the Order Granting Non-Intervention Powers conveys to: **DIANA LOUISE MCCLURE**, Trustee of the **JAMES LEE MCCLURE AND DIANA LOUISE MCCLURE LIVING TRUST DATED SEPTEMBER 8, 2017**, the following described real estate in Skagit County, State of Washington:

Property Address: 5714 HARRISON AVE, ANACORTES, WA 98221

Tax Parcel Number: P116655 / 3816-006-016-0100

Legal Description: LOT A OF SURVEY RECORDED IN VOLUME 20 OF SURVEYS, PAGE 35, UNDER AF#9712290041, RECORDS OF SKAGIT COUNTY, WASHINGTON; AND BEING A PORTION OF LOT 9, BLOCK 6, FIRST PLAT OF SHIP HARBOR, AS PER PLAT RECORDED IN VOLUME 1 OF PLATS, PAGE 13, RECORDS OF SKAGIT COUNTY, WASHINGTON. TOGETHER WITH PORTIONS OF HARRISON AVENUE AND THE WEST HALF OF ALLEY VACATED UNDER ORDINANCE NUMBERS 1969 AND 2234, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE SOUTHERLY PROJECTION OF THE WEST LINE OF BLOCK 6 AND THE CENTERLINE OF VACATED HARRISON AVENUE; THENCE NORTH 0 DEGREES 47'44" EAST ALONG THE WEST LINE OF SAID BLOCK 6 A DISTANCE OF 71.49 FEET; THENCE NORTH 89 DEGREES 50'33" EAST A DISTANCE OF 126.21 FEET TO THE CENTERLINE OF VACATED ALLEY; THENCE SOUTH 0 DEGREES 47'04" WEST ALONG SAID CENTERLINE OF VACATED ALLEY A DISTANCE OF 71.53 FEET TO THE CENTERLINE OF VACATED HARRISON AVENUE; THENCE SOUTH 89 DEGREES 51'32" WEST ALONG THE CENTERLINE OF VACATED HARRISON AVENUE, A DISTANCE OF 126.22 FEET TO THE POINT OF BEGINNING.

Dated this **30th day of June, 2026.**

GRANTOR AND TRUSTEE:

Diana Louise McClure
DIANA LOUISE MCCLURE

STATE OF WASHINGTON)
) ss.
COUNTY OF SNOHOMISH)

I certify that I know or have satisfactory evidence that **DIANA LOUISE MCCLURE** is the person who appeared before me, and said person acknowledged that she signed this instrument, and on oath stated that she was authorized to execute the instrument and acknowledged it as the Personal Representative of the Estate of James Lee McClure, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.



NOTARY PUBLIC in and for the State of Washington.

My Commission Expires: 03-11-30

