



RECEIVED  
JUL 14 2025  
SNOHOMISH COUNTY  
TREASURER

Genevieve Tomberg, Title Officer  
Craig Schumacher, Title Officer  
Alisha Metzker, Title Officer  
Cody Tumlin, Title Officer  
2722 Colby Avenue, Suite 125  
Everett, WA 98201  
Toll Free: (888) 929-1999  
Snohomish: (425) 551-5501  
Fax: (425) 329-2199  
Email: [thetitleteam@rainiertitle.com](mailto:thetitleteam@rainiertitle.com)

## UPDATED TAX FORECLOSURE CERTIFICATE

To: Snohomish County Treasurer  
Tax Foreclosure Department  
County Administration Building  
Everett, WA 98201  
Attn: Joannie Cowles  
Client File No. 30-0630-003-027-00

Certificate No: 826869RT  
Charge: \$411.75

**Effective Date:** 13th Day of May, 2025 at 8:00 A.M.

**Tax Account No(s):** 30-0630-003-027-00

#94

Pursuant to the provisions of RCW 84.64.050 (as amended) and according to a title search of the Official Records for Snohomish County, Washington, Rainier Title, LLC (hereinafter referred to as 'The Company') certifies as follows:

**The Record Title Holder(s) of said property on the Effective Date is/are:**

Sara H. Turk, as a separate estate

Document: Personal Representative's Deed and Trustee's Deed  
Recording No: 200606090604 and 200701170582  
Excise Tax Receipt No: 204898 and 573284

If you have questions, please contact our Title Department at 1-888-929-1999.

**Rainier Title, Agent for Stewart Title Guaranty Company**

BY:

UNIT MANAGER

**TAX FORECLOSURE CERTIFICATE  
PART 2**

**Subject to any conflicts in Boundary Lines or discrepancies that would be revealed by a correct survey, the land referred to in this certificate is the land located on the county shown above, the State of Washington, and it more particularly described as follows:**

That portion of Government Lot 3 in Section 30, Township 30 North, Range 6 East, W.M., described as follows:

Beginning at the Southwest corner of said Government Lot 3 and thence running East on the South line of said Government Lot 3 to an intersection with the West line of the Northern Pacific Railway right-of-way;  
Thence Northwesterly along said right-of-way a distance of 980 feet to the true point of beginning;  
Thence continuing along said right-of-way a distance of 40 feet;  
Thence West to the Lake Front a distance of 300 feet, more or less;  
Thence Southerly along the Lake Front to a point West of the true point of beginning;  
Thence in an easterly direction to the true point of beginning.

Situate in the County of Snohomish, State of Washington.

**Abbreviated Legal:**

Ptn of Government Lot 3, 30-30-6E, Snohomish County, WA

**The legal description shown above is the same as the parcel that appears on the Snohomish County Treasurer's Tax Rolls.**

**TAX FORECLOSURE CERTIFICATE  
PART 3**

**Record purchasers named in Real Estate Contracts, or Assignment thereof, to convey said Property:**

NONE

**Mortgagees:**

NONE

**Lienholders:**

NONE

**Judgment Creditors:**

NONE

**Pending Litigation:**

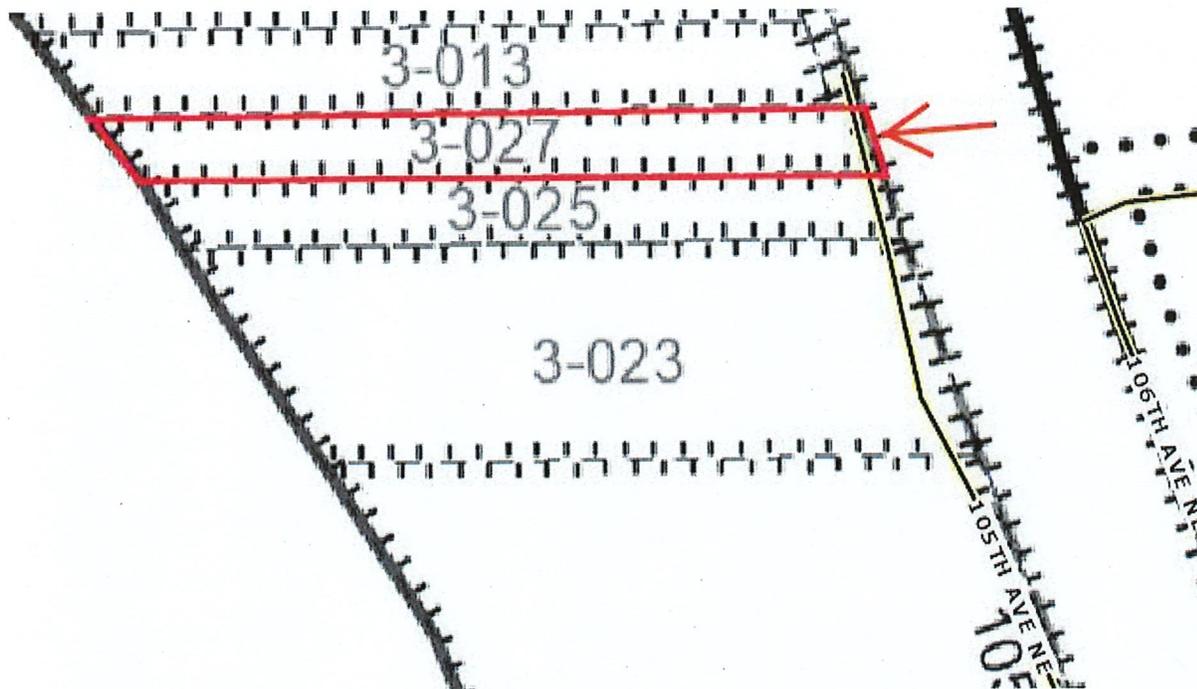
Pending proceedings in Snohomish County Superior Court Cause No. 25-2-04495-31, being an action to foreclose delinquent general taxes.

**Right, title and interest of the following parties:**

NONE

**Easements appearing in the public record within the five year period immediately prior to the Effective Date hereof:**

NONE



This sketch is provided without charge, for your information. It is not intended to show all matters related to the property including, but not limited to: area, dimensions, easements, encroachments or location of boundaries. It is not a part of, nor does it modify, the commitment/policy to which it is attached. The Company assumes NO LIABILITY for any matter related to this sketch. Reference should be made to an accurate survey for further information.

573284

18.98



200701170582 3 PGS  
01/17/2007 2:20pm \$34.00  
SNOHOMISH COUNTY, WASHINGTON

No. 3943126 1/17/2007 2:07 PM  
Thank-you for your payment.  
RUBEN

After Recording, Return To

VIRGINIA C ANTIPOLLO-UTT  
ANTIPOLLO & PAUL LAW FIRM, P S  
2825 COLBY AVENUE, SUITE 301  
EVERETT, WA 98201

**TRUSTEE'S DEED**

Grantor Fifty percent (50%) undivided interest - Sara H Turk, as Trustee of the Glenn E Turk Credit Trust  
Grantees Fifty percent (50%) undivided interest to Sara H Turk, an unmarried person  
Legal Description (abbreviated) Ptns Gov Lot 3 Str 30-30-06E Tax lots 3025 and 3027  
Assessor's Tax Parcel Nos 30063000302500 and 30063000302700

THE GRANTOR, SARA H. TURK, AS TRUSTEE OF THE GLENN E. TURK CREDIT TRUST, does hereby grant, transfer, bargain, sell, convey and confirm to SARA H. TURK, an unmarried person, a fifty percent (50%) undivided fractional interest, in the following described real property located at 6XXX 105<sup>th</sup> Avenue N.E., Lake Cassidy, situate in Snohomish County, State of Washington, together with all after acquired title of the Grantors therein:

Parcel A

That portion of Government Lot 3 in Section 30 Township 30 North, Range 6 East, W M , described as follows

Beginning at the Southwest corner of said Government Lot 3 and thence running East on the South line of said Government Lot 3 to an intersection with the West line of the Northern Pacific Railway right-of-way,

Thence Northwesterly along said right-of-way a distance of 940 feet to the true point of beginning; Thence continuing along said right-of-way a distance of 40 feet, Thence West to the Lake Front a distance of 300 feet, more or less, Thence along the Lake Front 40 feet South; Thence East to the Northern Pacific Railway right-of-way and the true point of beginning

Parcel B:

That portion of Government Lot 3 in Section 30 Township 30 North, Range 6 East, W M , described as follows:

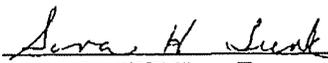
Beginning at the Southwest corner of said Government Lot 3 and thence running East on the South line of said Government Lot 3 to an intersection with the West line of the Northern Pacific Railway right-of-way; Thence Northwesterly along said right-of-way a distance of 980 feet to the true point of beginning, Thence continuing along said right-of-way a distance of 40 feet, Thence West to the Lake Front a distance of 300 feet, more or less, Thence Southerly along the Lake Front to a point West of the true point of beginning; Thence in an easterly direction to the true point of beginning.

Situate in Snohomish County, Washington State.

Subject to encumbrances of record.

Snohomish County Tax Parcel Nos : 30063000302500 and 30063000302700.

DATED this 19<sup>th</sup> day of December, 2006.

  
SARA H. TURK, as Trustee of the Glenn E. Turk  
Credit Trust



204898

18.88



200606090604 3 PGS  
06/09/2006 1:59pm \$34.00  
SNOHOMISH COUNTY, WASHINGTON

No. 3596519 6/9/2006 1:47 PM  
Thank you for your payment.  
RONDA

After Recording, Return To

VIRGINIA C ANTIPOLO-UTT  
ANTIPOLO & PAUL LAW FIRM, P S  
2825 COLBY AVENUE, SUITE 301  
EVERETT, WA 98201

### PERSONAL REPRESENTATIVE'S DEED

Grantor Sara H Turk, as Personal Representative of the Estate of Glenn E Turk  
Grantees Fifty percent (50%) undivided interest to Sara H Turk, an unmarried person  
Fifty percent (50%) undivided interest to Sara H Turk, as Trustee of the Glenn E Turk Credit Trust

Legal Description (abbreviated) Ptns Gov Lot 3 Str 30-30-06E Tax lots 3025 and 3027  
Assessor's Tax Parcel Nos 30063000302500 and 30063000302700

The undersigned Grantor, **SARA H. TURK**, as the duly appointed, qualified and acting Personal Representative of the **ESTATE OF GLENN E. TURK**, deceased, in the Snohomish County Superior Court, Probate Cause No 04-4-01034-4, and not in her individual capacity, and as authorized by Order of Solvency entered in the probate to settle the **ESTATE OF GLENN E. TURK**, deceased, without intervention of court, does hereby grant, transfer, bargain, sell, convey and confirm a fifty percent (50 %) undivided interest to **SARA H. TURK**, an unmarried person and the remaining fifty percent (50%) undivided interest to **SARA H. TURK, as Trustee of the Glenn E. Turk Credit Trust**, in the following described real property situated in Snohomish County, State of Washington

Parcel A:

That portion of Government Lot 3 in Section 30 Township 30 North, Range 6 East, W.M , described as follows

Beginning at the Southwest corner of said Government Lot 3 and thence running East on the South line of said Government Lot 3 to an intersection with the West line of the Northern Pacific Railway right-of-way,

Thence Northwesterly along said right-of-way a distance of 940 feet to the true point of beginning, Thence continuing along said right-of-way a distance of 40 feet, Thence West to the Lake Front a distance of 300 feet, more or less, Thence

# ORIGINAL

along the Lake Front 40 feet South, Thence East to the Northern Pacific Railway right-of-way and the true point of beginning.

Parcel B.

That portion of Government Lot 3 in Section 30 Township 30 North, Range 6 East, W M , described as follows

Beginning at the Southwest corner of said Government Lot 3 and thence running East on the South line of said Government Lot 3 to an intersection with the West line of the Northern Pacific Railway right-of-way, Thence Northwesterly along said right-of-way a distance of 980 feet to the true point of beginning, Thence continuing along said right-of-way a distance of 40 feet, Thence West to the Lake Front a distance of 300 feet, more or less; Thence Southerly along the Lake Front to a point West of the true point of beginning, Thence in an easterly direction to the true point of beginning

Situate in Snohomish County, Washington State.

Subject to encumbrances of record

Snohomish County Tax Parcel Nos.: 30063000302500 and 30063000302700

DATED this 3<sup>rd</sup> day of May, 2006

Sara H. Turk  
SARA H. TURK, as Personal Representative  
of the Estate of Glenn E Turk

