AFTER RECORDING MAIL TO:

32810 South Skagit Highway Sedro Woolley, WA 98284

Ryan K. Alvarez and Sara C. Alvarez

201703280013 Sharit County Auditor

Skagit County Auditor

\$74.00

3/28/2017 Page

1 of

2 8:56AM

First American Title Insurance Company

Space above this line for Recorders use only
GUARDIAN NORTHWEST TITLE CO.

113374

OUIT CLAIM DEED

Date: March 16, 2017

File No: **4244-2808436 (SD)**

Grantor(s): Ryan K. Alvarez and Sara C. Alvarez, husband and wife

Grantee(s): Judy L. Hansen, an unmartied woman and Ryan K. Alvarez and Sara C.

Alvarez, husband and wife

Abbreviated Legal: Lot 1 and Lot 2 of Short Plat #161-79

Additional Legal on page:

Assessor's Tax Parcel No(s): **P96109 and 350621-4-020-0100**

THE GRANTOR(S) Ryan K. Alvarez and Sara C. Alvarez, husband and wife for and in consideration of Ten Dollars and Other Good and Valuable Consideration in hand paid, conveys and quit claims to Judy L. Hansen, an unmarried woman and Ryan K. Alvarez and Sara C. Alvarez, husband and wife, the following described real estate, situated in the County of Skagit, State of Washington, together with all after acquired title of the grantor(s) herein:

LEGAL DESCRIPTION: Real property in the County of Skagit, State of Washington, described as follows:

The land referred to in this report/policy is situated in the State of Washington, County of Skagit, and is described as follows:

Those portions of Lot 1 and Lot 2 of Short Plat #161-79 as recorded in Volume 4 of Short Plats at page 57 under Auditor's File No. 8003280008, records of Skagit County, Washington, lying Northerly and Easterly of the following described line:

Beginning at the Northeast corner of Lot 3 of said Short Plat #161-79; thence S

00°44'58" W along the East line of said Lot 3, a distance of 286.50 feet; thence N

72°13'02" W, a distance of 489.79 feet to the

East line of the West 30.00 feet of Lot 1 of said Short Plat #161-79; thence N 00°47'32" E parallel with the West line of said Lot 1, a distance of 79.94 feet to the Northeast corner of said West 30.00 feet and the terminal point of this line description.

SKAGIT COUNTY WASHINGTON REAL ESTATE EXCISE TAX 2011/1977 MAR 28 2017

LPB 12-05

Page 1 of 2

Amount Paid \$ 214/.
Skagit Co. Treasurer
By Man Deputy

187	- A 10 B	#	
	OPN:	P96	109

Quitciaim Deed - continued

File No.: 4244-2808436 (SD)

Date: 03/16/2017

Ryan K. Alvarez

STATE OF

Washington

)-55.

COUNTY OF

Skagit

I certify that I know or have satisfactory evidence that Ryan K. Alvarez and Sara C. Alvarez, is are the person (s) who appeared before me, and said person (s) acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 3.16.17

Notary Public in and for the State of Washington Residing at: SEdRo Woolley, WA.
My appointment expires: 12,13.30

NOTARY PUBLIC STATE OF WASHINGTON C D WALKER My Appointment Expires December 13, 2020

LP8 12-05