

When recorded return to:

Guardian Northwest Title & Escrow Company
3202 Commercial Avenue
Anacortes, WA 98221
(360) 293-5423



202003120081

03/12/2020 03:35 PM Pages: 1 of 3 Fees: \$105.50
Skagit County Auditor

QUIT CLAIM DEED GUARDIAN NORTHWEST TITLE CO.
19-3823

THE GRANTOR(S)
Amber Lynn Huff, a married woman

for and in consideration of *WAC 458-61A-203 To establish separate community property.*
in hand paid, conveys and quit claims to Shaun E. Huff, a married man as his separate estate

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:

FOR PROPERTY DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART
HEREOF.

Tax Parcel Number(s): P59515 & 3822-000-107-0028

*Abbr. legal: PTN L106 Skyline NO.6 & LOT 107,
Skyline NO.6.*

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2020916
MAR 12 2020

Amount Paid \$ *0*
Skagit Co. Treasurer

By *BT* Deputy

Dated: March 12, 2020

Amber Lynn Huff
Amber Lynn Huff

STATE OF WASHINGTON

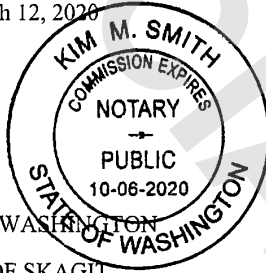
ss.

COUNTY OF SKAGIT

I certify that I know or have satisfactory evidence that Amber Lynn Huff

_____ (is the person(s) who appeared
before me, and said person(s) acknowledged that she signed this instrument and acknowledged it to be
her free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: March 12, 2020



Kim M. Smith

Notary name printed or typed: Kim M. Smith
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: 10-6-2020

STATE OF WASHINGTON

ss.

COUNTY OF SKAGIT

I certify that I know or have satisfactory evidence that _____

_____ (is/are) the person(s) who appeared before me, and said person(s) acknowledged that _____ signed this
instrument, on oath stated that _____ authorized to execute the instrument and acknowledge it as
the _____ of
_____ to be
the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: March 12, 2020

Notary name printed or typed:
Notary Public in and for the State of
Residing at
My appointment expires:

EXHIBIT A

LEGAL DESCRIPTION

Property Address: 2309 Twin Place, Anacortes, WA 98221

Tax Parcel Number(s): P59515 & 3822-000-107-0028

Property Description:

PARCEL

“A”:

That portion of Lot 106, “SKYLINE NO. 6”, according to the plat thereof, recorded in Volume 9 of Plats, pages 64 to 67A, inclusive, records of Skagit County, Washington, described as follows:

Beginning at the Northwest corner of said Lot 106; thence due South along the West line of said Lot 106, a distance of 27.50 feet; thence South 86°46’03” East 82.34 feet to the East line of said Lot 106; thence Northeasterly 23.00 feet along the arc of a curve to the right having a radius of 119.29 feet, and a central angle of 11°02’49” to the Northeast corner of said Lot 106; thence North 83°29’17” West along the North line of said Lot, 89.34 feet to the point of beginning.

PARCEL

“B”:

Lot 107, “SKYLINE NO. 6”, according to the plat recorded in Volume 9 of Plats, page 64, records of Skagit County, Washington. 3