

Real Estate Excise Tax
Exempt
Skagit County Treasurer
By Lena Thompson
Affidavit No. 20240170
Date 04/08/2024

Recordation Requested By/Return to:
SUMMIT SETTLEMENT SERVICES
VESTING
50 JORDAN STREET
EAST PROVIDENCE, RI 02914
File No. SRM-148854-REV

Send Tax Notices to:
ANGELITA H. YOUNG
1320 N FRUITDALE ROAD
SEDRO WOOLLEY, WA 98284

P103786

QUITCLAIM DEED

THIS DEED, executed this 22 day of MARCH, 2024, THE GRANTOR(S)

ANGELITA H. YOUNG, ALSO KNOWN AS ANGELITA USON YOUNG, SURVIVING SPOUSE OF JOSEPH LLOYD YOUNG, WHO LEFT THIS LIFE ON JULY 4, 2009,

for and in consideration of \$0.00
in hand paid, conveys, and quit claims to **ANGELITA H. YOUNG, AN UNMARRIED WOMAN** the following real estate, situated in the County of SKAGIT, State of Washington:

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON, AND IS DESCRIBED AS FOLLOWS:

THE FOLLOWING DESCRIBED PART OF THAT PORTION OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 18, TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M., LYING WEST AND SOUTHERLY OF FRUITDALE ROAD:

BEGINNING AT THE POINT WHERE THE SOUTH LINE OF THE SAID NORTHWEST 1/4 OF THE SAID NORTHEAST 1/4 INTERSECTS THE WEST LINE OF SAID FRUITDALE ROAD RIGHT OF WAY;

THENCE NORTH ALONG SAID RIGHT OF WAY, 208 FEET, 8 1/2 INCHES;

THENCE WEST ON A LINE PARALLEL WITH THE SOUTH LINE OF SAID NORTHWEST 1/4 OF SAID NORTHEAST 1/4, A DISTANCE OF 208 FEET, 8 1/2 INCHES;

THENCE SOUTH PARALLEL WITH THE SAID FRUITDALE ROAD RIGHT OF WAY, A DISTANCE OF 208 FEET, 8 1/2 INCHES TO THE SOUTH LINE OF THE SAID NORTHWEST 1/4 OF SAID NORTHEAST 1/4;

THENCE EAST ALONG SAID SOUTH LINE, A DISTANCE OF 208 FEET, 8 1/2 INCHES TO THE SAID POINT OF BEGINNING.

LESS AND EXCEPT

A RIGHT OF WAY ACQUISITION OF THAT PORTION OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M. DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID SUBDIVISION; THENCE N 89°36'33"W ALONG THE SOUTH LINE OF SAID SUBDIVISION, A DISTANCE OF 39.93 FEET; THENCE N 00°02'49"W, A DISTANCE OF 66.47 FEET TO AN ANGLE POINT IN THE WEST LINE OF FRUITDALE ROAD; THENCE N 89°51'10"E ALONG THE WEST LINE OF FRUITDALE ROAD, A DISTANCE OF 13.78 FEET TO A POINT ON THE WEST LINE OF FRUITDALE ROAD AND THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE N 00°08'50"W ALONG THE WEST LINE OF FRUITDALE ROAD, A DISTANCE OF 142.44 FEET; THENCE N 89°36'37"W, A DISTANCE OF 5.50 FEET; THENCE S 00°08'50"E, A DISTANCE OF 11.50 FEET; THENCE S 89°36'37"E, A DISTANCE OF 3.50 FEET; THENCE S 00°08'50"E, A DISTANCE OF 130.96 FEET TO A POINT ON THE WEST LINE OF FRUITDALE ROAD; THENCE N 89°51'10"E ALONG THE WEST LINE OF FRUITDALE ROAD, A DISTANCE OF 2.00 FEET TO THE POINT OF BEGINNING. CONTAINING 325 SQUARE FEET.

SITUATE IN SKAGIT COUNTY, WASHINGTON.

ABBREVIATED LEGAL: PTN NW ¼ OF NE ¼, 18-35-5 E W.M.

TITLE TO THE ABOVE REFERENCED PROPERTY CONVEYED TO JOSEPH LLOYD YOUNG AND ANGELITA USON YOUNG, HUSBAND AND WIFE FROM ANGELITA USON YOUNG AND RECORDED ON OCTOBER 27, 1998

Tax Parcel Number: P103786

Property Address: 1320 N FRUITDALE ROAD, SEDRO WOOLLEY, WA 98284

Abbreviated Legal Description (required if full legal not inserted above): PTN NW ¼ OF NE ¼, 18-35-5 E W.M

This instrument was prepared without the benefit of a title examination.

