

When recorded return to:

Guardian Northwest Title & Escrow Company
1301 B Riverside Drive
Mount Vernon, WA 98273
(360) 424-0111

Real Estate Excise Tax
Exempt
Skagit County Treasurer
By Lena Thompson
Affidavit No. 20240854
Date 06/05/2024

QUIT CLAIM DEED

Guardian NW Title - 24-20718-TB

THE GRANTOR(S) Michelle Largent, wife
for and in consideration of to Establish Separate Property

in hand paid, conveys and quit claims to Sam Largent, 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:

That portion of Government Lot 11 of Section 7, Township 35 North, Range 11 East, W.M.,
described as follows: P45908/351107-3-027-0016

Beginning at a point on the South line of said Section 7.that is 1,588 feet East of the Southwest
corner of said Section 7;
thence North 132.5 feet along the Westerly line of that certain tract described in deed to Louis A.
Wright et ux, dated October 16, 1922 and recorded under Auditor's File No. 159898, records of
Skagit County, Washington, to the Northwest corner thereof;
thence continue North along the West line of that certain tract described in deed to C. Ernest Green
et ux recorded under Auditor's File No. 767381, records of Skagit County, Washington, a distance
of 15 feet to the Northwest corner thereof;
thence East along the North line of the said Green Tract a distance of 12.45 feet to the true point of
beginning;
thence North along the East line of that certain tract conveyed to Mervyn Peterson by deed
recorded under Auditor's File No. 8804060053, records of Skagit County, Washington, a distance of
252.50 feet, more or less, to the South line of that certain tract conveyed to Marblemount
Community Club, Inc. by deed recorded under Auditor's File No. 537800, records of Skagit County,
Washington;
thence East along the South line of said tract a distance of 212.82 feet, more or less, to the
Westerly line of State Highway SR20;
thence Southerly along the Westerly line of said State Highway a distance of 261.05 feet, more or
less, to the North line of the above referenced Green Tract;
thence West along the North line of said Green Tract a distance of 149.41 feet, more or less, to the
true point of beginning,

Quit Claim Deed
LPB 12-05 rev. 12/2006

Order No.: 24-20718-TB

Page 1 of 2

Situate in the County of Skagit, State of Washington.

Abbreviated legal description: Property 1:
Ptn. Gov. Lot 11 of Section 7, Township 35 North, Range 11 East

Tax Parcel Number(s): P45908/351107-3-027-0016

Dated: May 31 2024

Michelle Largent
Michelle Largent

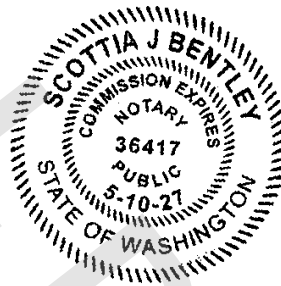
STATE OF WASHINGTON
COUNTY OF SKAGIT

This record was acknowledged before me on 31st day of May, 2024 by Michelle Largent.

Scottia J Bentley
Signature

Notary
Title

My commission expires: 05/10/27



Quit Claim Deed
LPB 12-05 rev. 12/2006

Order No.: 24-20718-TB

Page 2 of 2