

When recorded return to:

3206 S 14th St
Snohomish, WA 98290

Real Estate Excise Tax
Exempt
Skagit County Treasurer
By BELEN MARTINEZ
Affidavit No. 20242416
Date 10/03/2024

Filed for Record at Request of
Pro Escrow, Inc.
Escrow Number: E24-12731RF

Grantor: Elena Gallardo Banderas
Grantee: Jose Valdivinos

QUIT CLAIM DEED

THE GRANTOR ELENA GALLARDO BANDERAS, SPOUSE OF JOSE VALDOVINOS for and in consideration of TO CREATE SEPARATE PROPERTY in hand, conveys and quit claims to Jose Valdivinos, 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) therein: *Valdivinos

See Attached Exhibit "A" for legal description:

Abbreviated Legal: PTN TRACT 1, Division "A" of "Garden addition to Baker"

Tax Parcel Number(s): P70585/4050-003-001-0103

Dated: 9/30/24

Elena Gallardo
Elena Gallardo Banderas

STATE OF WA }
COUNTY OF King } SS:

I certify that I know or have satisfactory evidence that Elena Gallardo Banderas the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

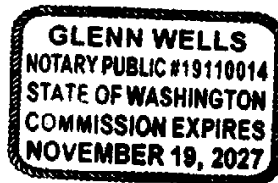
Dated: 9/30/2024

[Signature]

Notary Public in and for the State of WA

Residing at: Renton

My appointment expires: 11/19/2027



Escrow No.: E24-12731RF

EXHIBIT "A"

LEGAL DESCRIPTION

THE SOUTH 30 FEET OF THE FOLLOWING DESCRIBED TRACT:

THAT PORTION OF TRACT 1, DIVISION "A" OF "GARDEN ADDITION TO BAKER", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 73, RECORDS OF SKAGIT COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID TRACT 1;
THENCE SOUTH 65 FEET;
THENCE EAST 100 FEET;
THENCE NORTH 65 FEET;
THENCE WEST 100 FEET TO THE POINT OF BEGINNING.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.