

Recording Requested By And
When Recorded Mail To:

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Real Estate Excise Tax
Exempt
Skagit County Treasurer
By Lena Thompson
Affidavit No. 20243020
Date 11/21/2024

Quitclaim Deed

Grantor: Helen M. Cook, an unmarried woman

Grantees: Scott M. Cook and Bradford J. Cook

Legal Description: TRACT 32, BIG LAKE WATER FRONT TRACTS, SKAGIT COUNTY,
WASHINGTON, AS PER PLAT RECORDED IN VOLUME 4 OF PLATS,
PAGE 12, RECORDS OF SKAGIT COUNTY, WASHINGTON, EXCEPT
THE SOUTHERLY 39.34 FEET OF SAID TRACT 32 THEREOF

Assessor's Tax Parcel ID(s): 62005

Reference Nos. of Documents Released or Assigned: _____

Helen M. Cook, an unmarried woman, "Grantor," as a gift for no consideration, does hereby convey and quitclaim to Scott M. Cook, as his sole and separate property, as to an undivided fifty percent (50%) interest, and Bradford J. Cook, as his sole and separate property, as to an undivided fifty percent (50%) interest, "Grantees," all interest in real property located in Skagit County, Washington, more particularly described as follows:

See Exhibit A, attached hereto and incorporated herein.

TOGETHER WITH all improvements, easements, hereditaments, and appurtenances thereto, and all tenements, reversions, remainders, rights-of-way and water rights in anywise appertaining to the property herein described.

SUBJECT TO taxes and assessments for the year 2024 and all subsequent years, and to such rights, easements, liens, encumbrances, covenants, rights-of-way, reservations, restrictions and zoning regulations as appear of record or based upon

the premises, and to any state of facts an accurate survey or inspection of the premises would show.

IN WITNESS WHEREOF, the Grantor has executed this instrument on this 30th day of October 2024.

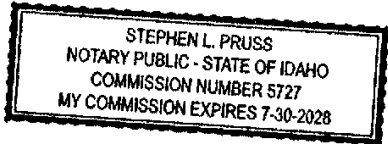
Helen Cook
Helen M. Cook

“Grantor”

STATE OF IDAHO)
 : ss.
COUNTY OF ADA)

On this day personally appeared before me, Helen M. Cook, known to me to be the individual described in and who executed the within foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed.

WITNESS my hand and official seal this 30th day of October 2024.



Stephen L. Pruss
Notary Signature
Commission expires: 7-30-2028

Exhibit A

The real property located at 18057 West Big Lake Boulevard, Skagit County, State of Washington, more particularly described as follows:

TRACT 2 OF THE PLAT OF BIG LAKE FRONT TRACTS PER PLAT RECORDED IN VOLUME 4 OF PLATS AT PAGE 12, RECORDS OF SKAGIT COUNTY, WASHINGTON.

EXCEPT THE SOUTHERLY 39.34 FEET OF TRACT 32 OF THE PLAT OF BIG LAKE WATER FRONT TRACTS PER PLAT RECORDED IN VOLUME 4 OF PLATS AT PAGE 12, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN SKAGIT COUNTY, WASHINGTON.