



202412240039

12/24/2024 09:53 AM Pages: 1 of 2 Fees: \$304.50
Skagit County Auditor

When recorded return to:

Guardian Northwest Title & Escrow Company
1301 Riverside Drive, Ste B/PO Box 1667
Mount Vernon, WA 98273
(360) 424-0115

Real Estate Excise Tax
Exempt
Skagit County Treasurer
By Lena Thompson
Affidavit No. 20243381
Date 12/23/2024

GNW 24-21859

QUIT CLAIM DEED

THE GRANTOR(S)

Martha E. Ibarra Macias, wife of Jose Ma Cardenas
for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration

in hand paid, conveys and quit claims to Jose Ma Cardenas, 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.

Abbreviated legal description: Property 1: Section 18, Township 34 North, Range 4 East - NE SE

Tax Parcel Number(s): P26291/340418-4-003-1102

Dated: *12-16-2024*

By Martha Elena Ibarra
Martha E. Ibarra Macias

STATE OF WASHINGTON
COUNTY OF SKAGIT

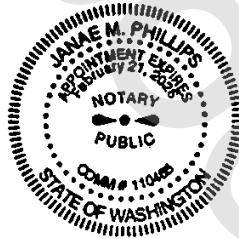
This record was acknowledged before me on *16th* day of December, 2024 by Martha E. Ibarra Macias

[Signature]
(Signature of notary public)

Stamp

Notary
(Title of office)

My commission expires: *2-21-26*



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

Order No.: 24-21859-KH

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EXHIBIT A**LEGAL DESCRIPTION**

Property Address: 1503 Riverside Drive, Mount Vernon, WA 98273

Tax Parcel Number(s): P26291/340418-4-003-1102

Property Description:

That portion of the Northeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 18, Township 34 North, Range 4 East, W.M., described as follows:

Beginning at the Northeast corner of said subdivision; thence South $0^{\circ}40'30''$ West along the East line of said subdivision, a distance of 560.00 feet; thence South $88^{\circ}43'58''$ West, a distance of 30.02 feet to the true point of beginning of this description; thence South $0^{\circ}40'30''$ West, a distance of 110.06 feet; thence South $88^{\circ}43'58''$ West, a distance of 224.07 feet; thence North $0^{\circ}40'30''$ East, a distance of 110.06 feet; thence North $88^{\circ}43'58''$ East, a distance of 224.07 feet to the true point of beginning of this description.

Also known as Tract "A", of Short Plat No. MV-9-75 approved July 21, 1975.