

Real Estate Excise Tax
Exempt
Skagit County Treasurer
By Lena Thompson
Affidavit No. 20250229
Date 01/29/2025

Recordation Requested By/Return to:
AVENUE 365 LENDER SERVICES, LLC
2300 EAST LINCOLN HWY SUITE 700
LANGHORNE, PA 19047
File No. NZ24485778US

Send Tax Notices to:
BRIAN A. JONES AND SAMANTHA M. JONES
8217 AVERY LN
SEDRO WOOLLEY, WA 98284

No Transfer Tax pursuant to Exemption code ~~458-61A-201~~ **458-61A-211(6)**

QUITCLAIM DEED

THIS DEED, executed this 22 day of January, 2025, THE GRANTOR(S)

BRIAN A. JONES AND SAMANTHA M. JONES FKA SAMANTHA M. MCDOUGLE, NOW MARRIED, WHO ACQUIRED TITLE AS UNMARRIED,

for and in consideration of **\$0.00**

in hand paid, conveys, and quit claims to **BRIAN A. JONES AND SAMANTHA M. JONES, HUSBAND AND WIFE, AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP AND NOT AS TENANTS IN COMMON** the following real estate, situated in the County of SKAGIT, State of Washington:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Tax Parcel Number: P114987 & 4731-000-012-0000
Property Address: 8217 AVERY LN, SEDRO WOOLLEY, WA 98284
Abbreviated Legal Description (required if full legal not inserted above): LOT(S): 12 AVERY LANE

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

Dated: 1/22/2025

Brian A. Jones
BRIAN A. JONES

Samantha M. Jones
SAMANTHA M. JONES FKA SAMANTHA
M. MCDOUGLE
FKA Samantha M. McDougale

STATE OF WASHINGTON)
) SS.
COUNTY OF SKAGIT)

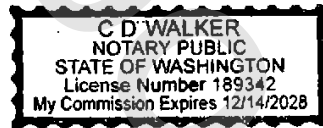
I certify that I know or have satisfactory evidence that **BRIAN A. JONES AND SAMANTHA M. JONES FKA SAMANTHA M. MCDOUGLE** is/are the person(s) who appeared before me and said person(s) acknowledged that she/he/they signed this instrument and acknowledge it to be a free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: 1.22.25

(Seal)

C. D. Walker
Notary name printed or typed: C. D. WALKER
Notary Public in and for the State of Washington
Residing at Seabrook, WA 98284
My Appointment Expires: 12.14.28

This Instrument Prepared By:
BRENT DILLE WA Bar No. 25137
o/b/o BC LAW FIRM, P.A.
2010 CATON WAY SW 101
OLYMPIA, WA 98502



THE GRANTEES BY SIGNING THE ACCEPTANCE BELOW, EVIDENCE THEIR INTENTION TO ACQUIRE SAID PREMISES AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP, AND NOT AS TENANTS IN COMMON. ACCEPTED AND APPROVED.

Brian A. Jones
BRIAN A. JONES

Samantha M. Jones
SAMANTHA M. JONES FKA SAMANTHA
M. JONES
FKA Samantha M. Jones

Exhibit A

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

THE FOLLOWING DESCRIBED REAL ESTATE, SITUATED IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON:

PARCEL A:

LOT 12, PLAT OF AVERY LANE, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 17 OF PLATS, PAGES 62 THROUGH 64, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATED IN SKAGIT COUNTY, WASHINGTON.

PARCEL B:

AN EASEMENT FOR ROAD AND UTILITIES, OVER AND ACROSS TRACT "A" (CORPORATE ROAD) AND AVERY LANE AS SHOWN ON THE FACE OF PLAT OF AVERY LANE, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 17 OF PLATS, PAGES 62 THROUGH 64, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATED IN SKAGIT COUNTY, WASHINGTON.

Parcel ID:P114987 & 4731-000-012-0000

Commonly known as 8217 Avery Ln, Sedro Woolley, WA 98284