

WHEN RECORDED, RETURN TO:
FIRST AMERICAN MORTGAGE SERVICES
1100 SUPERIOR AVENUE, SUITE 200
CLEVELAND, OHIO 44114
NATIONAL RECORDING



201209130124

Skagit County Auditor

9/13/2012 Page 1 of 4 3:50PM

Please print or type information **WASHINGTON STATE RECORDER'S Cover Sheet** (RCW 65.04)

Document Title(s) (or transactions contained therein): (all areas applicable to your document must be filled in)

1. Quit Claim Deed 2. _____
3. _____ 4. _____

Reference Number(s) of Documents assigned or released:

Additional reference #'s on page _____ of document

Grantor(s) (Last name, first name, initials)

1. Clancey L. Richards
2. Meagan Richards

Additional names on page _____ of document.

Grantee(s) (Last name first, then first name and initials)

1. Clancey L. Richards
2. _____

Additional names on page _____ of document.

Legal description (abbreviated: i.e. lot, block, plat or section, township, range)

Lot 123 Rosewood P.V.D Phase 2 Div. 1 A.F.N 200312030041

Skagit County WA

Additional legal is on page 4 of document.

Assessor's Property Tax Parcel/Account Number
assigned

4827-000-123-0000 (P121143)

☐ Assessor Tax # not yet

The Auditor/Recorder will rely on the information provided on the form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.

I am requesting an emergency nonstandard recording for an additional fee as provided in RCW 36.18.010. I understand that the recording processing requirements may cover up or otherwise obscure some part of the text of the original document.

Darnetta Little

Signature of Requesting Party

Prepared By:
Curphey & Badger Law
Lance Schneider
28100 US Highway 19 North, Suite 300
Clearwater, Florida 33761

Return to and mail tax statements to:
Clancey L. Richards
3010 Arbor St.,
Mount Vernon, WA 98273

Property Tax ID#: 4827-000-123-0000 (P121143)
Order #: 7444781n
Ref #: 503586759

QUIT CLAIM DEED

Exempt from Real Estate Excise Tax per WAC 458-61A-203(1)

Made this 27 day of Aug, 2012 by and between CLANCEY L. RICHARDS, a married man who acquired title as single, herein joined by his spouse, MEAGAN RICHARDS, whose post office address is 3010 Arbor St., Mount Vernon, WA 98273, first parties, Grantors; and CLANCEY L. RICHARDS, a married man as his sole and separate property, whose post office address is 3010 Arbor St., Mount Vernon, WA 98273, second party, Grantee;

Witnesseth, that said first parties for in consideration of the sum of ZERO (\$0.00) DOLLARS, and other good and valuable considerations in hand paid by second party the receipt whereof is hereby acknowledged, do hereby remise, release and quitclaim unto the said second party forever, all the right, title, interest, claim and demand which the said first parties have in and to the following described lot, piece or parcel of land, situate, lying and being in Skagit County, Washington to-wit:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT "A"

APN #: 4827-000-123-0000 (P121143)
Commonly known as: 3010 Arbor St., Mount Vernon, WA 98273

Being all of that certain property conveyed to GRANTORS, by deed recorded 05/30/2008, as Instrument # 200805300090, of Official Records

To have and to hold the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first parties, either in law or in equity, to the only proper use, benefit and behalf of the said second party forever.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2012 2878
SEP 13 2012



201209130124
Skagit County Auditor

Amount Paid \$0
Skagit Co. Treasurer
By UAM Deputy

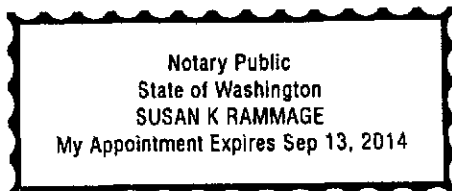
IN WITNESS WHEREOF, first parties have hereunto set their hands and seals the day and year first written above.



CLANCEY L. RICHARDS


MEAGAN RICHARDS

STATE OF Washington
COUNTY OF Snohomish

The foregoing instrument was hereby acknowledged before me this 27 day of Aug., 2012 by CLANCEY L. RICHARDS and MEAGAN RICHARDS, whose names are personally known to me or who have produced Driver License, as identification, and who have signed this instrument willingly.




Notary Public Susan K Rammage
My commission expires: 9-13-2014

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.



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EXHIBIT "A"

ALL THAT CERTAIN LAND SITUATED IN THE STATE OF WASHINGTON, COUNTY OF SKAGIT, CITY OF MOUNT VERNON, DESCRIBED AS FOLLOWS:

LOT 123, ROSEWOOD P.U.D. PHASE 2 DIVISION 1, ACCORDING TO THE PLAT THEREOF, AS RECORDED DECEMBER 3, 2003, UNDER AUDITOR'S FILE NO. 200312030041, RECORDS OF SKAGIT COUNTY, WASHINGTON.

FOR INFORMATION ONLY:

LOT 123, ROSEWOOD P.U.D., PHASE 2 DIV. 1

APN #: 4827-000-123-0000 (P121143)

Commonly known as: 3010 ARBOR ST, MOUNT VERNON, WA 98273

 RICHARDS
45656337

WA

FIRST AMERICAN ELS
QUIT CLAIM DEED



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