

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



201304160056
Skagit County Auditor

4/16/2013 Page 1 of 3 3:47PM

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

Return to and mail tax statements to:
Gary D. Gifford & Cheryl A. Gifford
2020 Mountain View Dr.
Mount Vernon, WA 98273

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20131337
APR 16 2013

Property Tax ID#: 3745-000-058-0005 (P53802)
Order #: 7759116n
Ref: 2300290565

Amount Paid \$ 0
Skagit Co. Treasurer
By *man* Deputy

bdk
cag
201

QUIT CLAIM DEED

Exempt from Real Estate Excise Tax per WAC Code 458-61A-205

46776674

Made this 1st day of April, 2013 by and between CHERYL A. GIFFORD, f/k/a CHERYL A. WUDTKE, a married woman, who acquired title as unmarried, whose post office address is 2020 Mountain View Dr., Mount Vernon, WA 98273, first party, Grantor; and GARY D. GIFFORD and CHERYL A. GIFFORD, husband and wife, as community property with rights of survivorship, whose post office address is 2020 Mountain View Dr., Mount Vernon, WA 98273, second parties, Grantees;

Witnesseth, that said first party for in consideration of the sum of ZERO (\$0.00) DOLLARS, and other good and valuable considerations in hand paid by second parties the receipt whereof is hereby acknowledged, do hereby remise, release and quitclaim unto the said second parties forever, all the right, title, interest, claim and demand which the said first party has 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" - pg. 3

Property Address: 2020 Mountain View Dr., Mount Vernon, WA 98273

Being all of that certain property conveyed to GRANTORS, by deed recorded 09/21/2007, as Document #: 200709210140, of Official Records.

Abbrev. legal desc: Lot 58 Mt. Baker View Add.
Vol. 7 Pgs. 67-68

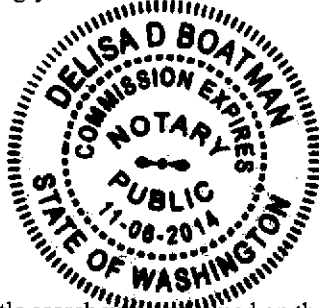
To have and to hold the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first parties, either in law or in equity, to the only proper use, benefit and behalf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

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

Cheryl A. Gifford
CHERYL A. GIFFORD, f/k/a
CHERYL A. WUDTKE

STATE OF Washington
COUNTY OF Skagit

The foregoing instrument was hereby acknowledged before me this 1st day of April, 2013 by CHERYL A. GIFFORD, f/k/a CHERYL A. WUDTKE, whose name is personally known to me or who has produced drivers license as identification, and who has signed this instrument willingly.



Delisa D Boatman
Notary Public
My commission expires:

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 Grantors/Grantees and /or their agents; no boundary survey was made at the time of this conveyance.

201304160056
Skagit County Auditor

EXHIBIT 'A'

File No.: **7759116n (mo)**

Property: **2020 MOUNTAIN VIEW DRIVE, MOUNT VERNON, WA 98273**

**LOT 58, PLAT OF MOUNT BAKER VIEW ADDITION, ACCORDING TO THE PLAT THEREOF,
RECORDED IN VOLUME 7 OF PLATS, PAGES 67 AND 68, RECORDS OF SKAGIT COUNTY,
WASHINGTON.**

FOR INFORMATION ONLY:

LOT 58 PLAT OF MT. BAKER VIEW ADD VOL 7 PGS 67-68

A.P.N. 3745-000-058-0005 (P53802)

 **GIFFORD
46776674**

WA

**FIRST AMERICAN ELS
QUIT CLAIM DEED**





**201304160056
Skagit County Auditor**

4/16/2013 Page

3 of

3 3:47PM