



201311210049

Skagit County Auditor \$73.00  
11/21/2013 Page 1 of 2 11:48AM

**QUITCLAIM DEED**

This instrument prepared by:  
Jay A. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law, 3805 Edwards Road, Suite 550,  
Cincinnati, Ohio 45209 (513) 247-9605 Fax: (866) 611-0170 and Vic J. Devlaeminck Esq.,  
Attorney At Law, Washington State Bar Number: 16609.

After Recording Return To:  
**Brian D. Hanson and Chara M.C. Hanson**  
713 Orange Ave., Burlington, WA 98233

Commitment Number: 390546

**ASSESSOR PARCEL IDENTIFICATION NUMBER:**  
4076-069-012-002 P71775

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20134683  
NOV 21 2013

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

**Exempt from real estate excise tax as a deed between spouses. WAC 458-61A-203**

**ABBREVIATED LEGAL :** Lots 10-12, Blk 69, Burlington

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**Brian D. Hanson**, married to Chara M.C. Hanson, hereinafter grantor, whose tax-mailing address is **713 Orange Ave., Burlington, WA 98233** for \$1.00 in consideration paid, conveys and quitclaims to **Brian D. Hanson and Chara M.C. Hanson**, Husband and Wife hereinafter grantees, whose tax mailing address is **713 Orange Ave., Burlington, WA 98233** with quitclaim covenants, all right, title, interest and claim to the following land in the following real property:

**LEGAL DESCRIPTION:**

**Lots 10, 11 and 12, Block 69, "AMENDED PLAT OF BURLINGTON, SKAGIT COUNTY, WASH.," as per plat recorded in Volume 3 of Plats, page 17, records of Skagit County, Washington. Situate in the City of Burlington, County of Skagit, State of Washington.**

**Assessor's Parcel Number: 4076-069-012-002 P71775**

**Property Address is: 713 Orange Ave., Burlington, WA 98233**

The real property described above is conveyed subject to and with the benefit of: All easements, covenants, conditions and restrictions of record; in so far as in force applicable.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

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 grantor, either in law or equity, to the only proper use, benefit and behalf of the grantees forever.

Prior instrument reference: **200403080188**

Executed by the undersigned on November 7, 2013:

*Brian D. Hanson*

**Brian D. Hanson**

STATE OF Washington

COUNTY OF Skagit

The foregoing instrument was acknowledged before me on November 7, 2013 by **Brian D. Hanson** who is personally known to me or has produced Driver license as identification, and furthermore, the aforementioned person has acknowledged that his signature was his free and voluntary act for the purposes set forth in this instrument.

*Paul E. Erickson*  
Notary Public **Paul E. Erickson**

Notary Public  
State of Washington  
PAUL E ERICKSON  
My Appointment Expires Sep 18, 2014

