

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2014 4468

NOV 25 2014



Skagit County Auditor
11/25/2014 Page

1 of

2 2:26PM

\$73.00

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

Prepared by:

Nicholas Power, Esq. - WSBA # 45974, 540 Guard Street, Suite 150, Friday Harbor, WA 98250
Deeds on Demand, PC, 5029 Corporate Woods Drive, Suite 175, Virginia Beach, VA 23462

Return to: ServiceLink formerly known as Lender Processing Services Inc.

400 Corporation Drive, Building 2/Floor 2-Mailstop 450, Aliquippa, PA 15001

QUITCLAIM DEED

PH5777

DENNIS HOYT, widowed-not remarried, surviving spouse of SHARON HOYT, deceased, whose mailing address is 6394 Emerald Lane Marblemount, WA 98267

for and in consideration of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration, in hand paid, conveys and quit claims to

DENNIS HOYT, a single man, as his sole and separate property, whose mailing address is 6394 Emerald Lane, Marblemount, WA 98267, 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:

Tract 9 of Skagit County Short Plat No. 510-80, labeled, "Enchanted Woods, Division 1", approved October 16, 1980, recorded October 20, 1980, under Auditor's File No. 8010200036, in Book 4 of Short Plats, Pages 190 and 191, records of Skagit County, Washington, being a portion of the West 1/2 of Section 6, Township 35 North, Range 11 East, and W.M.

TOGETHER WITH a non-exclusive easement for ingress, egress and utilities over and across that certain strip of land delineated both as Tract A and as "Emerald Lane" on the face of said Short Plat.

APN# 35110600050807

Prepared by Deeds on Demand, PC

5029 Corporate Woods Drive, Suite 175, Virginia Beach, VA 23462. 757-321-6936

The attorney(ies) who prepared this instrument has/have not performed a title examination of the subject property and therefore makes no opinion or warranty as to the quality of title. The parties to this instrument agree they have reviewed, understand and accept its terms, acknowledge that they have read, understand and agree with the terms of the Deeds on Demand Invoice, Client Disclosure and Agreement (see www.deedsondemand.com/terms-of-service.aspx), and that the attorney/client relationship between the client(s) ordering and paying for the instrument and attorney(ies) preparing this instrument is strictly limited to the instrument's preparation. **Order # 40297**

TOGETHER WITH a multiwide manufactured home, which is permanently affixed and attached to the land and is part of the Real Property and which, by intention of the parties shall constitute a part of the realty and shall pass with it:

Year / Make: 2006 / Fleetwood
L x W: 60x27
VIN: ORFL64831281FE13

Being the same property conveyed to Dennis Hoyt and Sharon Hoyt, husband and wife, by Statutory Warranty Deed from Mark S. Richmond and Tammy R. Richmond, dated September 26, 2005, recorded in Document # 200509270254, in the Office of the County Recorder for Skagit County, State of Washington on September 27, 2005. The said Sharon Hoyt, having departed this life on or about January 4, 2014.

Abbreviated Legal: Ptn. W 1/2 NW 1/4, 6-35-11 E. W. M., aka TR. 9, SP # 510-80

Property Address: 6394 Emerald Lane, Marblemount, WA 98267
Tax Parcel Number(s): 351106-0-005-0807, P45777

Dated: 11 NOV 2014


DENNIS HOYT

STATE OF *Washington*
COUNTY OF *Skagit* ss:

I certify that I know or have satisfactory evidence that DENNIS HOYT is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: November 11, 2014





Notary name printed or typed: PAUL E ERICKSON
Notary Public in and for the State of *Washington*
Residing at *6394 Emerald Lane, WA 98267*
My appointment expires: *Sept 18, 2018*

Prepared by Deeds on Demand, PC

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