

Return Address:

Real Advantage, LLC
1000 Commerce Dr., 5th Floor
Pittsburgh, PA 15275

459486.



201606290074

Skagit County Auditor

\$77.00

6/29/2016 Page

1 of

5 3:06PM

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) Exactly as name(s) appear on document

1. Jane Berghus nka Jane E Berghus
KAPTEIN
2. _____

Additional names on page _____ of document

Grantee(s) Exactly as name(s) appear on document

1. Jane E Berghus **Land Title and Escrow**
2. _____ #153819-5

Additional names on page _____ of document

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

Tract 1 of Shohl Plat NO 92-114 located in
the southeast 1/4 of the northwest 1/4 of Section 28

Additional legal is on page _____ of document

Assessor's Property Tax Parcel/Account Number
assigned

35-0428-2-009-0208

☐ Assessor Tax # not yet

2105580

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

"I am signing below and paying an additional \$50 recording fee (as provided in RCW 36.18.010 and referred to as an emergency nonstandard document), because this document does not meet margin and formatting requirements. Furthermore, I hereby understand that the recording process may cover up or otherwise obscure some part of the text of the original document as a result of this request."

CS

Signature of Requesting Party

Note to submitter: Do not sign above nor pay additional \$50 fee if the document meets margin/formatting requirements

After Recording, Return To:
MORTGAGE CONNECT, LP
260 AIRSIDE DRIVE
MOON TOWNSHIP, PA 15108
File No. 776437

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2016 2697
JUN 29 2016

Amount Paid \$6
Skagit Co. Treasurer
By *W. H. H. Deputy*

QUITCLAIM DEED

This instrument prepared by:

Jay A. Rosenberg, Rosenberg LPA, Washington State Bar Number 50102; 3805 Edwards Road,
Suite 550, Cincinnati, Ohio 45209.

ASSESSOR PARCEL IDENTIFICATION NUMBER:

~~350428-2-009-0201~~

P165580

ABBREVIATED LEGAL

Exempt:

458-61A-211

Mere change in identity

KAPTEIN

JANE ~~BERGHUIS~~, nka JANE E. BERGHUIS, hereinafter grantor, whose tax-mailing address is 10441 GARDNER ROAD, BURLINGTON, WA 98233, without consideration paid, conveys and quitclaims to JANE E. BERGHUIS, as sole and separate property, hereinafter grantee, whose tax mailing address is 10441 GARDNER ROAD, BURLINGTON, WA 98233, with quitclaim covenants, all right, title, interest and claim to the following land in the following real property:

SEE "EXHIBIT A" ATTACHED HERETO FOR LEGAL DESCRIPTION

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 grantee forever.

Prior instrument reference: **200608280121** recorded on **08/28/2006**

Executed by the undersigned on 6/10, 2016:

Jane Berghuis
JANE BERGHUIS

STATE OF WA
COUNTY OF S King

The foregoing instrument was acknowledged before me on 6/10, 2016 by JANE BERGHUIS who is personally known to me or has produced Drivers License identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.

Barbara Volkov
Notary Public

BARBARA VOLKOV
Notary Public
State of Washington
My Commission Expires
December 19, 2016

Schedule "A-1"

153819-S

DESCRIPTION:

Tract 1 of Short Plat No. 92-44 located in the Southeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 28, Township 35 North, Range 4 East, W.M., Approved January 5, 1993 and recorded January 21, 1993 under Auditor's File No. 9301210012 in Volume 10 of Short Plats, Page 166, Records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.