



201612150050

Skagit County Auditor \$75.00
12/15/2016 Page 1 of 3 11:44AM

Return To After Recording:

Bernard E Ellis
4412 State Route 9
Sedro Woolley, Washington 98294
Reference Number: 744378

**SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX**
2016 56 34
DEC 15 2016

Mail Tax Statements To:

Bernard E Ellis
4412 State Route 9
Sedro Woolley, Washington 98294

Amount Paid \$
Skagit Co. Treasurer
By *Mdm* Deputy

Abbreviated Legal: PTN SE & NE, 25-36-4 E.W.M. (AKA LOT 3, SP #91-038

QUIT CLAIM DEED

This deed is being filed pursuant to the Decree of Dissolution Case Number 14-9-00394-0 filed on 8/11/2014 in the Superior Court of Washington, County of Lincoln.

On this 8th day of December, 2016, **BERNARD E ELLIS and TRACY L ELLIS, FORMERLY HUSBAND AND WIFE**, whose post office address is 4412 State Route 9, Sedro Woolley, Washington 98294, **GRANTOR(S), CONVEYS AND QUIT-CLAIMS TO BERNARD E ELLIS, AS HIS SEPARATE PROPERTY**, whose address is 4412 State Route 9, Sedro Woolley, Washington 98294, Grantee(s) for and in consideration of the sum of Zero and 00/100 Dollars (\$0.00), the following property in the County of Skagit, State of Washington, including any after acquired title:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT "A"

Land Title and Escrow

More commonly known as: 4412 State Route 9, Sedro Woolley, Washington 98294

Assessor's Property Tax Parcel Number: 360425-1-011-0307

01-160007-F
P99569

This conveyance is made subject to the easements, conditions and restrictions of record insofar as they may lawfully affect the Property.

Whenever used, the singular name shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, Grantor has executed this Deed on the date set forth above.

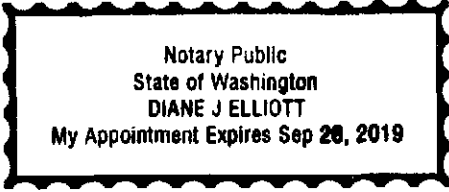
Bernard E Ellis
BERNARD E ELLIS

Tracy L Ellis
TRACY L ELLIS

STATE OF Washington
COUNTY OF Snohomish

I certify that I know or have satisfactory evidence that BERNARD E ELLIS and TRACY L ELLIS ~~is~~ are the person(s) who appeared before me, and said person(s) acknowledged that ~~he~~/she/they signed this instrument and acknowledged it to be ~~his~~/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Diane J Elliott
Notary Public
Printed Name: Diane J. Elliott
My Commission Expires: Sept. 28, 2019



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.

Prepared By:
Certified Document Solutions
17345 Civic Drive, Unit 1961
Brookfield, WI 53045

Exhibit "A"

LOT 3 OF SKAGIT COUNTY SHORT PLAT NO. 91-038 AS APPROVED AUGUST 15, 1991, AND RECORDED AUGUST 27, 1991, IN VOLUME 10 OF SHORT PLATS, PAGE 5, UNDER AUDITOR'S FILE NO. 9108270016, RECORDS OF SKAGIT COUNTY, WASHINGTON; BEING A PORTION OF THE NORTHEAST ¼ OF THE SOUTHEAST ¼ AND OF THE SOUTHEAST ¼ OF THE NORTHEAST ¼ OF SECTION 25, TOWNSHIP 36 NORTH, RANGE 4 EAST, W.M. SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON