

Return Address:
Souders Law Group
913 Seventh Street
Anacortes, Washington 98221



201707070009

Skagit County Auditor \$73.00
7/7/2017 Page 1 of 1 9:01AM

QUIT CLAIM DEED

GRANTOR: John A. Espinoza
GRANTEE: Tiffany S. Espinoza
LEGAL DESCRIPTION: See below
ASSESSOR'S TAX/PARCEL NUMBERS: P69362, 4005-002-006-0007

The Grantor, John A. Espinoza, a divorced man, pursuant to the Dissolution Decree in Skagit County Superior Court Cause No. 16-3-00516-7, which consideration is hereby acknowledged as adequate (but for no monetary consideration) conveys and quits claim to the Grantee, Tiffany S. Espinoza, a divorced woman, as her separate estate, all of his right, title and interest, including all community property interest, in the following described real property, situate in Skagit County, Washington, together with any after-acquired title therein:

Lots 5 and 6, Block 2, SOUND VIEW ADDITION NO. 2 TO SIMILK BEACH, according to the plat thereof, recorded in Volume 5 of Plats, page 5C, records of Skagit County, Washington.

This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record.

It is the intent of the Grantor by this instrument to divest himself of any ownership interest in the above described property, and to establish said property as the property of the Grantee named herein.

John A. Espinoza
John A. Espinoza, Grantor / Date

7/5/17

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2017 3063
JUL 07 2017

STATE OF WASHINGTON)
): ss
COUNTY OF SKAGIT)

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

I certify that I know or have satisfactory evidence that John A. Espinoza 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 the instrument.

SUBSCRIBED to before me this 5 day of July, 2017.



Julia Ann James
(Signature)
Julia Ann James
(Print name)

Notary Public in and for the State of Washington, residing at Mt. Vernon
My Commission expires 19 JAN 2018