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07/07/2020 02:08 PM Pages: 1 of 3 Fees: \$105.50
Skagit County Auditor

Return Address

Ryan S. Neale
MARSH MUNDORF PRATT SULLIVAN
+ McKENZIE, P.S.C.
4220 132nd Street SE, Suite 201
Mill Creek, WA 98012

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20202477
JUL 07 2020

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

Document name: Quit Claim Deed

Reference No: N/A

Grantor: Kathleen E. Erickson, as Trustee under the Kathleen E. Erickson Self Declaration of Trust dated July 27, 2001

Grantee: Steven F. Erickson and Kathleen E. Erickson, Co-Trustees of the Steven F. and Kathleen E. Erickson Revocable Trust

Legal Description: (40.7500 ac) CF-75: LT 3, SECTION 3, TOWNSHIP 33 NORTH, RANGE 4 EAST, W.M.

Assessor's Property Tax Parcel/Account No: P16242 / 330403-0-003-0001

QUIT CLAIM DEED

The Grantor, Kathleen E. Erickson, as Trustee under the Kathleen E. Erickson Self Declaration of Trust dated July 27, 2001, for and in consideration of transfer to a revocable living trust, (WAC 458-61A-211(2)(g)), conveys and quit claims to Steven F. Erickson and Kathleen E. Erickson, Co-Trustees of the Steven F. and Kathleen E. Erickson Revocable Trust, the real estate situated in the County of Skagit, State of Washington and legally described in the attached hereto **Exhibit "A"** incorporated herein by this reference, together with all after acquired title of the Grantor therein.

Dated this 8th day of May, 2020.

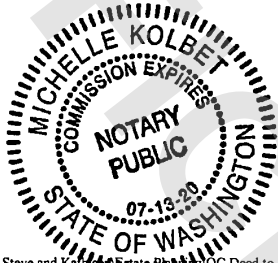
**KATHLEEN E. ERICKSON SELF DECLARATION
OF TRUST DATED JULY 27, 2001**

Kathleen E. Erickson
Kathleen E. Erickson, Trustee

STATE OF WASHINGTON)
) ss.
COUNTY OF SNOHOMISH)

On this day personally appeared before me Kathleen E. Erickson, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 8th day of May, 2020.




[Print Name] Michelle Kolbet
Notary Public in and for the State of
Washington residing at Marysville
My commission expires: 7/13/20

EXHIBIT "A"

GOVERNMENT LOT 3, SECTION 3, TOWNSHIP 33 NORTH, RANGE 4 EAST, W.M., WHICH IS APPROXIMATELY 40 ACRES IN AREA AND SITUATED IN THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 3, EXCEPT MINERAL RIGHTS PROPERLY RESERVED BY ANY PREDECESSOR OF THE GRANTOR; TOGETHER WITH A RIGHT OF WAY FOR INGRESS, EGRESS AND UTILITIES 40 FEET IN WIDTH, THE CENTERLINE OF WHICH IS MARKED BY AN EXISTING PRIVATE ROADWAY EXTENDING ERVINE LANE ACROSS THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 34, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., AND THE WEST 1/2 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 3, TOWNSHIP 33 NORTH, RANGE 4 EAST, W.M., TO A POINT ALONG THE EAST BOUNDARY OF THE DOMINANT TENEMENT; PROVIDED THAT THE EASEMENT HOLDER SHALL MAKE A CONTRIBUTION TO THE MAINTENANCE OF THE ROAD OVER SAID EASEMENT PROPORTIONATE TO THE USE BY THE DOMINANT TENEMENT SO LONG AS IT SHALL BE A PRIVATE ROAD.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.