

Return to After Recording:

Vantage Point Title, Inc.
25400 US 19 North, Suite 135
Clearwater, FL 33763
Reference Number: W-WA748114

Real Estate Excise Tax
Exempt

Skagit County Treasurer

By Heather Beauvais

Affidavit No. 2021-2564

Date 06/07/2021

Mail Tax Statements to:

Alexander James Lozier and Raissa Hines
53515 ROCKPORT CASCADE Road
Rockport, WA 98283

QUIT CLAIM DEED

GNW 21-10944

On this 15 day of June, 2021, ALEXANDER JAMES LOZIER, a married man who acquired title as his separate estate, herein joined by his spouse, RAISSA HINES, whose post office address is 53515 ROCKPORT CASCADE Road, Rockport, WA 98283, Grantors, convey and QUIT-CLAIM to ALEXANDER JAMES LOZIER AND RAISSA HINES, husband and wife, whose address is 53515 ROCKPORT CASCADE Road, Rockport, WA 98283, Grantee for and in consideration of the sum of TEN AND 00/100 DOLLARS (\$10.00), the following described real estate, situated in the County of Skagit, State of Washington, including any after acquired title:

Beginning at a point in the centerline of the Rockport/Darrington Road, at the intersection of the centerline of the Rockport/Cascade Road;
thence 1,250+ feet East on the centerline of said Rockport/Cascade Road to a point set on said centerline;
thence 40+ feet North 6 degrees East to the North edge of the Rockport/Cascade Road right-of-way;
and the true point of beginning;
thence North 6 degrees East, 690+ feet to a Hub & Tack which is the Northeast corner of the Southern Residual Third, (also known as the Northwest corner Western quarter of the Teegarden parcel, the Southwest corner of the Northern quarter of the Teegarden Parcel, and the Southeast corner of the Middle Residual Third);
thence South 82 degrees 47' West, 320+ feet to the East property line of Eagle Vista Tract 6;
thence Southerly 650+ feet along the East property line of Tract 6 to the Northern edge of the right-of-way of the Rockport Cascade Road;
thence South 88 degrees East, 275+ feet to the true point of beginning

Commonly known as: 53515 ROCKPORT CASCADE Road, Rockport, WA 98283
Parcel ID #: P106600

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.

Dated: 06/01/2021

Alexander James Lozier
ALEXANDER JAMES LOZIER

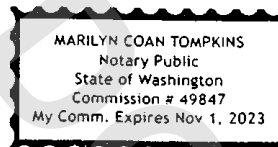
Raissa Hines
RAISSA HINES

STATE OF WA
COUNTY OF S King

I certify that I know or have satisfactory evidence that ALEXANDER JAMES LOZIER AND RAISSA HINES, are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated 06/01/2021

Marilyn Coan Tompkins
Notary Public
Printed Name: Marilyn Coan Tompkins
My Commission Expires: 11/01/2023



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:
National Signing Services, Inc.
c/o Nick Power, Attorney at Law
124 W. Freistadt Road, Unit 64
Thiensville, WI 53092