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Skagit County Auditor

Filed for Record at Request of:

Shultz Law Offices PLLC
317 S 2nd Street, Suite 101
Mount Vernon, WA 98273

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2022-4920
DEC 16 2022

Amount Paid \$ ☒
By Skagit Co. Treasurer Deputy
JLB

REFERENCE NUMBER OF RELATED DOCUMENT: N/A
GRANTOR: Saratoga Passage View Estates
Homeowners Association, a
Washington Nonprofit
Corporation
GRANTEE: Saratoga Passage View
Homeowners Association, a
Washington Nonprofit
Corporation
ABBREVIATED LEGAL DESCRIPTION: PTN OF LOT 26 SARATOGA
PASSAGE PL06-
0107 AF#200906100089 DAF
TRACT 2 SHORT PLAT#151-
79 AF#8001180061, SKAGIT
CO.
ASSESSOR'S TAX PARCEL NUMBER: P99837 (Xref: 4986-000-999-
0001)

QUIT CLAIM DEED

The Grantor, Saratoga Passage View Estates Homeowners Association, a Washington Nonprofit Corporation, by way of gift, conveys and quit claims to the Grantee, Saratoga Passage View Homeowners Association, a Washington Nonprofit Corporation, all of its right, title and interest in the following described real property commonly known as NHN Benson Ridge Lane, Mount Vernon, Washington 98274 (the "Property"), situated in Skagit County, State of Washington, together with all after acquired title of the Grantor therein:

"DETENTION TRACT "A", "PLAT OF SARATOGA PASSAGE VIEW C.A.R.D. PL 06-0107" AS PER PLAT RECORDED JUNE 10, 2009 AS AUDITOR'S FILE NO. 200906100089, AND AS PER "AFFIDAVIT OF MINOR CORRECTION OF SURVEY" RECORDED AS AUDITOR'S FILE NO. 200908280052; TOGETHER

WITH A NON-EXCLUSIVE EASEMENT TO ENTER ONTO TRACT "B" OF SAID PLAT FOR THE PURPOSES OF CUTTING WEEDS AND DANGEROUS TREES, IF ANY.

SUBJECT TO MATTERS OF RECORD, WHICH MATTERS INCLUDE BUT ARE NOT LIMITED TO THOSE SHOWN ON THE PLAT REFERENCED ABOVE AND THOSE SHOWN ON THE DECLARATION OF RESERVATIONS, RESTRICTIVE COVENANTS AND EASEMENTS. ALSO SUBJECT TO THE RESTRICTION THAT NO STRUCTURES SHALL BE ERECTED ON SAID TRACT OTHER THAN THOSE APPROVED BY SKAGIT COUNTY FOR THE DETENTION POND USES OF SAID TRACT.

SITUATE IN SKAGIT COUNTY, WASHINGTON.

DATED this 8 day of Dec, 2022.

GRANTOR:

By: Victor Benson
Name: Victor Benson
Authorized Agent/Principal for Grantor

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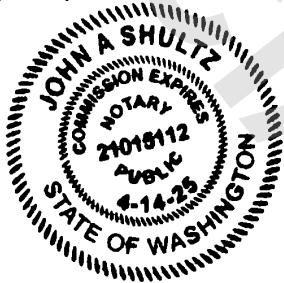
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ACKNOWLEDGEMENT

STATE OF WASHINGTON)
)
 COUNTY OF SKAGIT) ss.

On this 8 day of December, 2022, before me personally appeared Nicholas Benson, authorized Agent/Principal for Grantor named herein, who executed the within and foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said Grantors, for the uses and purposes therein mentioned, and on oath stated that he was authorized to execute the said instrument, and that the seal affixed is the corporate seal of said special purpose district.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.



Signature: 
 Print Name: John A. Shultz
 Notary Public for Washington
 Residing in: Mount Vernon, WA
 My Appointment Expires: 4-14-25