

After recording, please return to:

KHBB LAW PLLC

Attorneys at Law

705 Second Avenue, Suite 800

Seattle, WA 98104-1711

QUIT CLAIM DEED

Ptn. Lot 4, Anacortes SP#95-002

Tax Parcel Number: 350230-2-223-0300 P110454

The Grantor, **DARLENE ROEDER**, an unmarried woman as her separate property, for and in consideration of transfer to Revocable Living Trust, conveys and quitclaims to the Grantee, LISA ROEDER, as Trustee of the Darlene Roeder Someday Revocable Trust dated May 4, 2021, all interest, owned or acquired on the date of this deed or any time in the future, in the following real property located in Skagit County:

SEE ATTACHED EXHIBIT A

together with any easements, agreements, rights, or interests benefiting or pertaining to it.

DATED: 1/23

, 2023 *OR*

Darlene Roeder
DARLENE ROEDER

Real Estate Excise Tax
Exempt

Skagit County Treasurer

By Lena Thompson

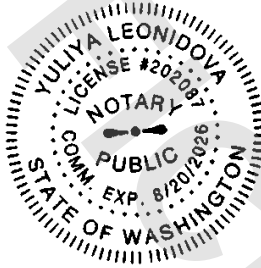
Affidavit No. 20235443

Date 02/10/2023

STATE OF WASHINGTON)
) ss.
COUNTY OF KING)

I certify that I know or have satisfactory evidence that **DARLENE ROEDER** is the person who appeared before me, and said person acknowledged that she signed this instrument, on oath stated that she was authorized to execute the instrument and acknowledged it as the Personal Representative of the Estate of Philip John Roeder to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

ACKNOWLEDGED before me this 23rd day of January, 2022 ^{YL} 2023



Yuliya Leonidova
(Print name) Yuliya Leonidova
Notary Public in and for the State of Washington
My commission expires 08/20/2026

EXHIBIT A**PARCEL A:**

THE NORTH 160 FEET OF THE EAST 151 FEET OF ALL THAT PORTION OF LOT 4, LYING WEST OF "V" PLACE, AS SET FORTH ON ANACORTES SHORT PLAT NO. 95-002 AS APPROVED JUNE 6, 1995, AND RECORDED AUGUST 30, 1995, IN VOLUME 12 OF SHORT PLATS, PAGES 23 AND 24, UNDER AUDITOR'S FILE NO. 9508300041, RECORDS OF SKAGIT COUNTY, WASHINGTON; BEING A PORTION OF TRACTS 3, 4 AND 5, PLATE 11, ANACORTES TIDE AND SHORELANDS IN SECTION 30, TOWNSHIP 35 NORTH, RANGE 2 EAST OF THE WILLAMETTE MERIDIAN.

SITUATED IN SKAGIT COUNTY, WASHINGTON

PARCEL B:

THE NORTH 160 FEET OF ALL THAT PORTION OF LOT 4, ANACORTES SHORT PLAT NO. ANA 95-002, AS APPROVED JUNE 6, 1995 AND RECORDED AUGUST 30, 1995, VOLUME 12 OF SHORT PLATS, PAGES 23 AND 24, UNDER AUDITOR'S FILE NO. 9508300041, RECORDS OF SKAGIT COUNTY, WASHINGTON, LYING WEST OF "V" PLACE AS SHOWN THEREON; BEING A PORTION OF TRACTS 3, 4, AND 5, PLATE 11, ANACORTES TIDE AND SHORELANDS IN SECTION 30-35-2 EAST OF THE WILLAMETTE MERIDIAN;

EXCEPT THE EAST 151 FEET THEREOF.

SITUATED IN SKAGIT COUNTY, WASHINGTON

PARCEL C:

ALL THAT PORTION OF LOT 4, ANACORTES SHORT PLAT NO. ANA 95-002, AS APPROVED JUNE 6, 1995, AND RECORDED AUGUST 30, 1995, VOLUME 12 OF SHORT PLATS, PAGES 23 AND 24, UNDER AUDITOR'S FILE NO. 9508300041, RECORDS OF SKAGIT COUNTY, WASHINGTON, LYING WEST OF "V" PLACE AS SHOWN THEREON; BEING A PORTION OF TRACTS 3, 4, AND 5, PLATE 11, ANACORTES TIDE AND SHORELANDS IN SECTION 30-35-2 EAST OF THE WILLAMETTE MERIDIAN;

EXCEPT THE NORTH 160 FEET THEREOF;

ALSO EXCEPT ALL THAT PORTION THEREOF LYING SOUTHEASTERLY OF A LINE, PARALLEL TO AND 50' NORTHWESTERLY OF, AS MEASURED AT RIGHT ANGLES TO THE CENTERLINE OF STREET "A" AS DELINEATED ON SAID SHORT PLAT.

SITUATED IN SKAGIT COUNTY, WASHINGTON