

AFTER RECORDING RETURN TO:
WFG Lender Services
2625 Townsgate Road, Suite 101
Westlake Village, CA 91361
File No. 2293282WA

Real Estate Excise Tax
Exempt
Skagit County Treasurer
By Lena Thompson
Affidavit No. 20236737
Date 06/02/2023

QUITCLAIM DEED

This deed is exempt from taxation by virtue of WAC sec. 458-61A-203(1) - to create community property.

THIS DEED made and entered into on this 24 day of April, 2023 by and between **Toni Ray, a married person, joined in execution by their spouse, Shana Ray**, residing at 801 Haines Street, Sedro-Woolley, WA 98284, hereinafter referred to as Grantor(s) and **Toni Ray and Shana Ray, a married couple, as joint tenants with right of survivorship**, residing at 801 Haines Street, Sedro-Woolley, WA 98284, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of *to create community property*, conveys and quitclaims to the said Grantee(s) the following described real estate located in Skagit County, State of Washington:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

Legal Description (Abbreviated): **LOTS 1 AND 2, BLOCK 14, JUNCTION TO SEDRO**

Property Tax ID No.: 4166-014-002-0001, P76664


Also known as: 801 Haines Street, Sedro-Woolley, WA 98284

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, and limitations of record, if any.

Dated: 4-24-2023



Toni Ray

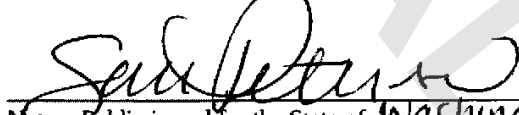


Shana Ray

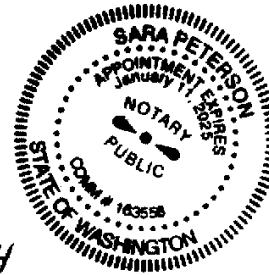
STATE OF Washington
COUNTY OF SKAGI

I certify that I know or have satisfactory evidence that **Toni Ray** and **Shana Ray** (is/are) the person(s) who appeared before me, and said person(s) acknowledged that (he/she/they) signed this instrument and acknowledged it to be (his/her/their) free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 4-24-2023



Notary Public in and for the State of Washington
Print Name: Sara Peterson
Residing at: 300 Ferry St. Sedro-Woolley WA
My appointment expires: 1-11-2025 98284



Recordation Requested By:
WFG Lender Services
2625 Townsgate Rd, Suite 101
Westlake Village, California 91361

EXHIBIT A
LEGAL DESCRIPTION

LOTS 1 AND 2, BLOCK 14, "REPLAT OF JUNCTION ADDITION TO SEDRO", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 48, RECORDS OF SKAGIT COUNTY.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

PARCEL ID NUMBER: 4166-014-002-0001, P76664

THIS BEING THE SAME PROPERTY CONVEYED TO TONI NURMI BY DEED FROM TONI NURMI, IS THE DULY APPOINTED, QUALIFIED AND ACTING PERSONAL REPRESENTATIVE OF THE ESTATE OF STEVEN ROBERT CLONTZ, DECEASED DATED JANUARY 5, 2016 AND RECORDED JANUARY 5, 2016 UNDER (BOOK) 506 / (PAGE) 273 201601050028 OF THE SKAGIT COUNTY, WA RECORDER'S OFFICE.

PROPERTY COMMONLY KNOWN AS: 801 HAINES STREET, SEDRO-WOOLLEY, WA 98284