

Return to:  
Vartan Yanikian  
1420 Clancy Ct  
Burlington, Washington 98233

Real Estate Excise Tax  
Exempt  
Skagit County Treasurer  
By Lena Thompson  
Affidavit No. 20237398  
Date 07/25/2023

## QUITCLAIM DEED

**Grantor:** Vartan Yanikian

**Grantor's mailing address:** 1420 Clancy Ct, Burlington, Washington 98233

**Grantee:** Vartan Yanikian, Trustee of the Vartan Yanikian Revocable Trust

**Grantee's mailing address:** 1420 Clancy Ct, Burlington, Washington 98233

**Legal Description (abbreviated):** LOT 3, BURLINGTON SHORT PLAT NO. BURL-4-95, APPROVED MARCH 21, 1996, RECORDED MARCH 27, 1996, IN VOLUME 12 OF SHORT PLATS, PAGE 86, UNDER AUDITOR'S FILE NO. 9603270063

**Assessor's Property Tax Parcel / Account Number:** P109028

The Grantor, **VARTAN YANIKIAN**, for and in consideration of the sum of TEN DOLLARS (\$10.00), and other good and valuable consideration in hand paid, conveys and quitclaims to **VARTAN YANIKIAN, Trustee of the VARTAN YANIKIAN REVOCABLE TRUST**, such trust having been established under that certain revocable trust agreement dated July 17, 2023, by and between VARTAN YANIKIAN, as grantor and as trustee, the following described real estate situated in the County of Skagit and State of Washington:

SEE ATTACHED EXHIBIT "A"

Dated the 17<sup>th</sup> day of July, 2023.

Vartan Yanikian  
VARTAN YANIKIAN (Grantor)

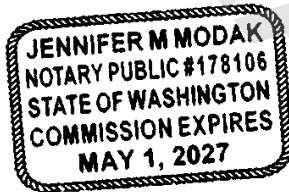
STATE OF WASHINGTON )

) ss.

COUNTY OF KING )

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

Given under my hand and official seal this the 17<sup>th</sup> day of July, 2023.



Jennifer Modak  
Print Name: Jennifer Modak  
Notary Public in and for the  
State of Washington  
Residing at: Kenmore, WA  
My commission expires: May 01, 2027

**EXHIBIT "A"**

LOT 3, BURLINGTON SHORT PLAT NO. BURL-4-95, APPROVED MARCH 21, 1996, RECORDED MARCH 27, 1996, IN VOLUME 12 OF SHORT PLATS, PAGE 86, UNDER AUDITOR'S FILE NO. 9603270063, BEING A PORTION OF LOTS 26 AND 30, BLOCK 135, FIRST ADDITION TO BURLINGTON, SKAGIT CO., WASH., AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 11, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.