

WHEN RECORDED RETURN TO:

Emily Rose Mowrey
Limitless Law PLLC
1313 E. Maple St. Ste 400
Bellingham, WA 98225

Real Estate Excise Tax
Exempt
Skagit County Treasurer
By Kaylee Oudman
Affidavit No. 20240003
Date 03/26/2024

QUIT CLAIM DEED

Document Title: QUIT CLAIM DEED

Grantor: RAUL O. GUITRON AND NORMA C. GUITRON, AS
TRUSTEES OF THE GUITRON FAMILY TRUST, DATED
JANUARY 16, 2023

Grantee: RAUL O. GUITRON AND NORMA C. GUITRON, both
unmarried individuals, as tenants in common

Abbreviated Legal: LOT 32 & 33, BLOCK 34 1ST ADD TO SEDRO

Tax Parcel ID#: 4150-034-033-0000 / P75697

GRANTORS, **NORMA C. GUITRON** and **RAUL O. GUITRON**, as Trustees of
The Guitron Family Trust, dated January 16, 2023, pursuant to a Dissolution
Decree/Final Divorce Order filed in the Superior Court of Skagit County, Washington on
February 23, 2024, under Case No. 23-3-00423-29, conveys and quit claim to **RAUL O.
GUITRON** and **NORMA C. GUITRON**, both unmarried individuals, as tenants in
common, GRANTEES, all of their interest in the real estate legally described on the

attached Exhibit A, situated in Skagit County, State of Washington, including any interest therein which GRANTORS may hereafter acquire.

DATED this 26th day of March, 2024.

THE GUITRON FAMILY TRUST



BY: **NORMA C. GUITRON, Trustee**

STATE OF WASHINGTON)
SS.
COUNTY OF WHATCOM)

On this 26th day of March, 2024, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared **NORMA C. GUITRON** to me known to be the Trustee of The Guitron Family Trust the Trust that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said Trust, for the uses and purposes therein mentioned, and on oath stated that they are authorized to execute the said instrument on behalf of the Trust.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 26th day of March, 2024.




Annalise Claire Csicsery
Notary Public in and for the State of WA
My Commission Expires: February 3, 2025.

QUIT CLAIM DEED - 2

DATED this 26th day of March, 2024.

THE GUITRON FAMILY TRUST




BY: RAUL O. GUITRON, Trustee

STATE OF WASHINGTON)
SS.
COUNTY OF WHATCOM)

On this 26th day of March, 2024, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared **NORMA C. GUITRON** to me known to be the Trustee of The Guitron Family Trust the Trust that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said Trust, for the uses and purposes therein mentioned, and on oath stated that they are authorized to execute the said instrument on behalf of the Trust.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 26th day of March, 2024.



Annalise Claire Csicsery
Notary Public in and for the State of WA
My Commission Expires: February 3, 2025.

QUIT CLAIM DEED - 3

**EXHIBIT A
LEGAL DESCRIPTION**

Lot 32 and the East 14 Feet of Lot 33, Block 34, "First Addition to the Town of Sedro", according to Plat recorded in volume 3 of Plats, page 29, Records of Skagit County Washington.

Situate in the County of Skagit, State of Washington.