



202404150076


04/15/2024 03:26 PM Pages: 1 of 3 Fees: \$305.50  
Skagit County Auditor

WHEN RECORDED RETURN TO

JOHN HUGG  
HUGG & ASSOCIATES, PLLC  
10308 NE 183<sup>rd</sup> Street  
Bothell, WA 98011

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2024 0259  
APR 15 2024

Amount Paid \$ 0  
Skagit Co. Treasurer  
By  Deputy

Document Title(s): Quit Claim Deed

Reference Number(s) of Documents assigned or released:

Grantor(s): Clarence G. Schulte and Anne M. Schulte, a married couple

Grantee(s): Revocable Living Trust Agreement of Clarence Schulte and Anne Schulte, dtd 3/6/24

Legal description: Lot 7, Plat of Cascade Addition in Mount Vernon

Assessor's Property Tax Parcel/Account Number(s): P122421

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QUIT CLAIM DEED

GRANTORS, Clarence G. Schulte and Anne M. Schulte a married couple, do hereby convey and quit claim to Clarence Schulte and Anne Schulte, Trustees of the Revocable Living Trust Agreement of Clarence Schulte and Anne Schulte dtd 3/6/24 the following described real property situated in the County of Skagit, State of Washington, together with all after acquired title of the grantor therein:

Lot 7, "Plat of Cascade Addition to Mount Vernon", according to the plat thereof, recorded on December 17, 2004, under Auditor's File NO. 200412170126, records of Skagit County, Washington.

Situate in Skagit County, Washington

Tax Parcel Number(s): P122421/4850-000-007-0000

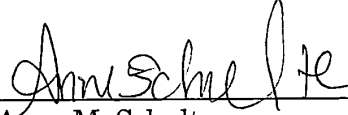
Subject to:

See Exhibit "A" attached hereto and made a part hereof

DATED this 6<sup>th</sup> day of March 2024.



Clarence G. Schulte



Anne M. Schulte

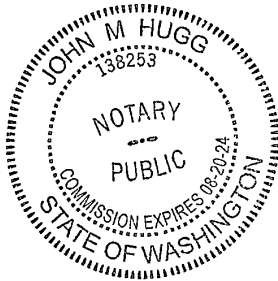
STATE OF WASHINGTON )

)ss.

COUNTY OF KING )

On this 6<sup>th</sup> day of March 2024, before me, the undersigned Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Clarence G. Schulte and Anne M. Schulte, to me known to be the individuals described herein and who executed the foregoing instrument, and acknowledged said instrument to be their free and voluntary act and deed for the uses and purposes herein mentioned.

WITNESS my hand and official seal affixed hereto the day and year first above written.



NOTARY PUBLIC

Printed Name: John M. Hugg

My commission expires: 06-20-2024

EXHIBIT "A"  
Exceptions

1. Terms, conditions and restrictions of that instrument entitled Power of Attorney and Agreement Regarding Formation of Local Improvement District;

Recording Date: October 4, 1989  
Recording No.: 8910040095

2. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes, statements, and other matters, if any, but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth on CITY OF MOUNT VERNON SHORT PLAT NO. MV-2-89:

Recording No.: 8909150001

3. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Puget Sound Energy, Inc.  
Purpose: Electric transmission and/or distribution line  
Recording Date: April 5, 2004  
Recording No.: 200404050142

4. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes, statements, and other matters, if any, but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth on PLAT OF CASCADE ADDITION TO MOUNT VERNON:

Recording No.: 200412170126

5. Assessments, if any, levied by City of Mount Vernon.