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05/09/2024 12:02 PM Pages: 1 of 2 Fees: \$304.50  
Skagit County Auditor, WA

**SCRIVENER'S AFFIDAVIT**

Prepared By: (Name & Address)

Guardian Northwest Title

1301 B Riverside Dr

Mt. Vernon, WA 98273

**Property Identification Number:**

P28979

**Document Number to Correct:**

202404300056, 202404300057,

202404300058 and 202404300059

Ptn. SE NE, 30-34-4E

**Attach complete legal description**

I, Janae DeVries, the affiant and preparer of this Scrivener's Affidavit, whose relationship to the above-referenced document number is (ex. drafting attorney, closing title company, grantor/grantee, etc.):

Closing Title Company, do hereby swear and affirm that Document Number: 202404300056, 202404300057, 202404300058 and 202404300059, included the following mistake:

Scrivener's error in Parcel A, the distance is 116 feet not 118 feet

which is hereby corrected as follows: (use additional pages as needed), or attach an exhibit which includes the correction—but **DO NOT ATTACH** the original/certified copy of the originally recorded document: see attached Legal description

Finally, I Janae DeVries, the affiant, do hereby swear to the above correction, and believe it to be the true and accurate intention(s) of the parties who drafted and recorded the referenced document.

Affiant's Signature Above

State of Wa

County of Skagit

NOTARY SECTION



Date Affidavit Executed 5/9/24

I, Scottia J Bentley, a Notary Public for the above-referenced jurisdiction do hereby swear and affirm that the above-referenced affiant did appear before me on the below indicated date and affix (her/his signature or marking to the foregoing Scrivener's Affidavit after providing me with a government issued identification, and appearing to be of sound mind and free from any undue coercion or influence. **AFFIX NOTARY STAMP BELOW**

Notary Public Signature Below Date Notarized Below

Scottia Bentley 05/9/24

**EXHIBIT A**

File No.: 24-20110-KH

**LEGAL DESCRIPTION**

**PARCEL A.:**

That portion of the Southeast Quarter of the Northeast Quarter of Section 30, Township 34 North, Range 4 East of the Willamette Meridian, described as follows:

Beginning at a point on the East line of 2nd Street, 165 feet South of the North line of said subdivision;  
Thence East a distance of 116 feet, more or less, to a point 100 feet West of the West line of 3rd Street;  
Thence South a distance of 55 feet;  
Thence West a distance of 116 feet, more or less, to the East line of 2nd Street;  
Thence Northerly along said East line a distance of 55 feet to the point of beginning.

Situated In Skagit County, Washington.

**PARCEL B:**

That portion of the Southeast Quarter of the Northeast Quarter of Section 30, Township 34 North, Range 4 East of the Willamette Meridian, described as follows:

Beginning at a point on the West line of 3rd Street, 220 feet South of the North line of said subdivision;  
Thence West a distance of 108 feet to the true point of beginning;  
Thence continue West a distance of 108 feet, more or less, to the East line of 2nd Street;  
Thence Southerly along said East line a distance of 20 feet;  
Thence East to a point 108 feet West of the West line of 3rd Street;  
Thence North a distance of 20 feet to the true point of beginning.

Situated In Skagit County, Washington.