



202407220069

07/22/2024 01:09 PM Pages: 1 of 3 Fees: \$305.50
Skagit County Auditor

WHEN RECORDED RETURN TO:

WEALTHGATE TRUST COMPANY
7201 West Lake Mead Blvd #300
Las Vegas, Nevada 89128

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2024 1450
JUL 22 2024

Amount Paid \$ ~~0~~
By Skagit Co. Treasurer
Deputy

QUIT CLAIM DEED

Document Title	Quit Claim Deed
Reference Number of Related Documents	
Grantor	SKAGIT VALLEY MOBILE MANOR, LLC, a Washington limited liability company
Grantee	THE SVMM CRT, a Nevada trust company
Legal Description (abbreviated)	W1/2 NW1/4 SE1/4, SECTION 16, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., LESS RT 0-001-0-021 4-009-01. ALSO EXCEPT THAT PORTION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 16, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., DESC THE EAST HALF OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER, SECTION 16, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M. LESS RT 0-001-0-021 0-020 0-007-01 0-007 0-006 0-004 0-003 4-009-01
Assessor's Tax Parcel Account Number(s)	P25361 P25273

The Grantor, SKAGIT VALLEY MOBILE MANOR, LLC, a Washington limited liability company, for and in consideration of a transfer of real property to an irrevocable trust that results in a change in beneficial interest without valuable consideration, conveys and quit claims to Grantee, THE SVMM CRT, a Nevada trust company, all of the Grantor's interest in and to real property situated in the County of Skagit, State of Washington, and described below, together with all after-acquired title of Grantor with respect to such interest.

The NW Quarter of the SE Quarter of Section 16, Township 34 North, Range 4 East, W.M., EXCEPT therefrom the following described tracts, to wit:

1. Beginning at the NE corner of said NW Quarter of the SE Quarter; thence West along the North line of said subdivision 165 feet; thence South 264 feet; thence East 165 feet to the East line of said NW Quarter of the SE Quarter; thence North to the point of beginning.
2. Beginning at a point in the South line of the State Road, 1473.7 feet West of the East line of said Section; thence North 89 degrees 28' West along said Road 350 feet; thence South 0 degree 32' West 234 feet; thence South 89 degrees 28' East 350 feet; thence North 0 degree 32' East 234 feet to the point of beginning.
3. Beginning at the intersection of the South line of the State Road with the NE corner of the West half of the NW Quarter of the SE Quarter; thence West 50 feet; thence South 100 feet; thence East 50 feet; thence North to the point of beginning.
4. Beginning at a point which is 1823.7 feet West and 259 feet South of the East Quarter corner of said section; thence North 234 feet, more or less, to the South line of the State Road; thence West along the South line of the State Road to the West line of the East half of the NW Quarter of the SE Quarter; thence South 100 feet; thence West 50 feet; thence South to a point West of the point of beginning; thence East to the point of beginning.
5. State Highway running along the North line of the SE Quarter as conveyed by Deed recorded under Auditor's File No. 305470.

Also, EXCEPT those portions conveyed to the City of Mt. Vernon by Deeds recorded under Auditor's File No. 8505160012; 8505160014, and 8505160016 Situate in the County of Skagit, State of Washington.

Dated: July 22, 2024.

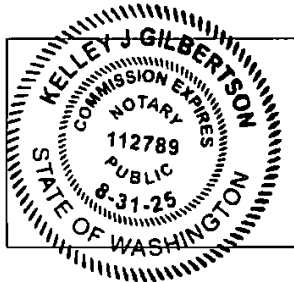
GRANTOR:
SKAGIT VALLEY MOBILE MANOR,
LLC,


By: Richard R. Jiles, its Member

STATE OF WASHINGTON)
) ss:
COUNTY OF PIERCE)

I certify that I know or have satisfactory evidence that Richard R. Jiles is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he is authorized to execute the instrument and acknowledged it as the Member of SKAGIT VALLEY MOBILE MANOR, LLC, to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

DATED: July 22, 2024.




Print Name: Kelley J. Gilbertson
NOTARY PUBLIC in and for the State of
Washington, residing at Kent, WA
My Appointment expires: 8/31/25