



202504020046

04/02/2025 12:11 PM Pages: 1 of 2 Fees: \$304.50
Skagit County Auditor

When recorded return to:

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

5035 0950
APR 02 2025

Amount Paid \$ 0
Skagit Co. Treasurer
By *LT* Deputy

QUIT CLAIM DEED

THE GRANTOR(S)

Alix Buchanan, a single person

for and in consideration of

gift

in hand paid, conveys and quit claims to

Kevin Buchanan and Alyssa Buchanan, Husband and Wife

the following described real estate, situated in the County of Skagit, State of Washington

together with all after acquired title of the grantor(s) herein:

(4.7600 ac) THE WEST 230 FEET OF THAT PORTION OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 30, TOWNSHIP 34 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN, LYING SOUTHERLY OF THE GUNDERSON COUNTY ROAD, AS MEASURED BY A LINE DRAWN PARALLEL WITH AND 230 FEET EAST OF THE WEST LINE OF SAID SUBDIVISION; EXCEPT THAT PORTION EASTERLY OF NOOKACHAMPS CREEK, IF ANY, AS CONVEYED TO ROME MONTLE AND SIDNEY MONTLE, HUSBAND AND WIFE BY DEED DATED OCTOBER 18, 1961 AND RECORDED NOVEMBER 2, 1961, UNDER AUDITOR'S FILE NO. 614038, RECORDS OF SKAGIT COUNTY, WASHINGTON; ALSO EXCEPT THAT PORTION CONVEYED TO SKAGIT COUNTY BY RIGHT-OF-WAY DEED RECORDED JULY 31, 1956, UNDER AUDITOR'S FILE NO. 8607310003, RECORDS OF SKAGIT COUNTY, WASHINGTON.

Abbreviated Legal: (Required if full legal not inserted above.)

Tax Parcel Number(s): P30485

Dated: April 2nd, 2025

Alix Buchanan

Alix Blum

Alyssa Buchanan

Ali Bud

Kevin Buchanan

Kevin

State of: Washington

County of: Skaagit

This record was acknowledged before me on 2nd April 2025 by Alix Buchanan

Alyssa Buchanan, Kevin Buchanan

Cody Sellison
Notary Public

My commission expires: 2-10-2026

