

After Recording Return To:

Nancy C. Ridgway
1502 8th Street
Anacortes, WA 98221

Real Estate Excise Tax
Exempt
Skagit County Treasurer
By Lena Thompson
Affidavit No. 20251013
Date 04/08/2025

QUIT CLAIM DEED

GRANTOR: **NANCY C. RIDGWAY**, Trustee of the **RIDGWAY FAMILY TRUST dated October 13, 1989**

GRANTEE: **NANCY C. RIDGWAY**, Trustee of the **DAVID K. RIDGWAY DISCLAIMER TRUST u/t/d 10/13/1989**

Legal Description;
Abbreviated Form: **ANACORTES LOTS 13 & 14, BLK 101**

Additional on: **Exhibit "A"**

Assessor's Tax Parcel No.: **3772-101-014-0000; P55647**

THE GRANTOR, **NANCY C. RIDGWAY**, Trustee of the **RIDGWAY FAMILY TRUST dated October 13, 1989**, in non-pro rata distribution of said Trust following the death of Trustor **DAVID K. RIDGWAY**, who died on March 30, 2023, hereby conveys and quit claims to the GRANTEE, **NANCY C. RIDGWAY**, Trustee of the **DAVID K. RIDGWAY DISCLAIMER TRUST u/t/d 10/13/1989**, all of Grantor's right, title, and interest, together with all after-acquired title of the Grantor, in and to that certain real property situated in the County of Skagit, State of Washington, legally described as follows:

See Exhibit "A" attached hereto and incorporated herein by this reference.

SUBJECT TO: Easements, restrictions, and reservations of record.

On recording this deed all right, title, and interest in the above-described property shall vest in **NANCY C. RIDGWAY, Trustee of the DAVID K. RIDGWAY DISCLAIMER TRUST u/t/d 10/13/1989.**

DATED: April 1, 2025.

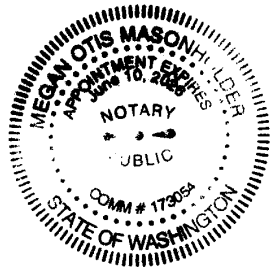
RIDGWAY FAMILY TRUST dated October 13, 1989

By *Nancy Ridgway*
NANCY C. RIDGWAY
Trustee

STATE OF WASHINGTON }
COUNTY OF SKAGIT } ss.

I certify that I know or have satisfactory evidence that **NANCY C. RIDGWAY** is the person who appeared before me, and said person acknowledged that she was authorized to execute the instrument and acknowledged it as the Trustee of the **RIDGWAY FAMILY TRUST dated October 13, 1989**, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 1st day of April, 2025.



Megan Masonholder
Printed Name Megan Masonholder
NOTARY PUBLIC in and for the State of Washington
My Commission Expires June 10, 2026

EXHIBIT "A"Legal Description:

Beginning at the Southwest corner of Fractional Lot 13, Block 101, MAP OF THE CITY OF ANACORTES, according to the plat thereof, recorded in Volume 2 of Plats, pages 4 through 7, records of Skagit County, Washington;
Thence East on the North line of Seventh Street 60 feet;
Thence North 100 feet to the South line of the alley in said Block 101 produced Westerly;
Thence West 60 feet along the South line of the said alley produced Westerly to a point on the West line of Fractional Lot 13 if the same were extended Northerly;
Thence South 100 feet to the place of beginning.

Situate in the County of Skagit, State of Washington.