



202504150161

04/15/2025 03:46 PM Pages: 1 of 2 Fees: \$304.50
Skagit County Auditor

Return address:
Malone Law Group PS
2208 NW Market Street, Suite 420
Seattle, WA 98107
(206) 527-0333

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2025 1106

APR 15 2025

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

COVER SHEET

Document Title(s) (or transactions contained herein):

QUIT CLAIM DEED

Reference Number(s) of Documents assigned or released:

Grantor(s) (Last name first, then first name and initials):

Diedrich, Rick J and Donna M., a married couple as their community property

Grantee(s) (Last name first, then first name and initials):

Frailey Lake Properties, LLC, a Washington limited liability company

Legal Description (abbreviated: (*i.e.*, lot, block, plat or section, township, range):

Lot 20, Blk 1, Lake Cavanaugh Div. #1

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

Skagit County Property Tax Parcel No.: 3937-001-020-0006, P66295

QUIT CLAIM DEED

THE GRANTORS, **Rick J. Diedrich** and **Donna M. Diedrich**, a married couple as their community property, in consideration of transferring all their interests to their limited liability company, convey and quit claim to GRANTEE, **Frailey Lake Properties, LLC**, a Washington limited liability company, the following described real estate commonly known as 33750 Bamboo Lane, Mount Vernon, WA 98274, and more fully described below, together with all after acquired title of Grantor therein:

LOT 20, BLOCK 1, "LAKE CAVANAUGH SUBDIVISION, DIVISION NO. 1,"
AS PER PLAT RECORDED IN VOLUME 5 OF PLATS, PAGES 37 THROUGH
43, INCLUSIVE, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

SUBJECT TO: all covenants, conditions, restrictions, and easements of record.

IN WITNESS WHEREOF, Grantors have executed this QUIT CLAIM DEED on this

10 day of April, 2025.

GRANTOR

Rick J. Diedrich
Rick J. Diedrich

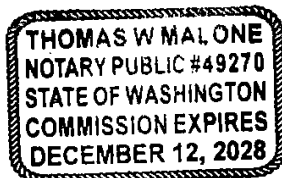
GRANTOR

Donna M. Diedrich
Donna M. Diedrich

STATE OF WASHINGTON)
) ss.
COUNTY OF KING)

On this day, personally appeared before me, **Rick J. Diedrich** and **Donna M. Diedrich**, husband and wife, to me known to be the individuals described in and who executed the within and foregoing instrument, and acknowledged to me that they signed the same as their free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 10 day of April, 2025.



Thomas W. Malone
PRINT NAME: THOMAS W. MALONE
Notary Public in and for the State of WA,
Residing at Seattle
My appointment expires: 12-12-28