

## WHEN RECORDED RETURN TO:

William S. Hickman  
Hickman Menashe, P.S.  
4211 Alderwood Mall Blvd., Ste. 204  
Lynnwood, WA 98036

Real Estate Excise Tax  
Exempt  
Skagit County Treasurer  
By Lena Thompson  
Affidavit No. 20251508  
Date 05/19/2025

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**QUITCLAIM DEED**  
**(Document Summary)**

Grantor(s): John E. Valentino, Jr., and Jolianne S. Valentino, a married couple  
Grantee(s): John Edward Valentino, Jr. and Jolianne Sunaye Valentino, Trustees of the Valentino Living Trust, dated May 16, 2025  
Legal Description (abbr.): Ptn. of Sec. 2, Twnshp. 35 N., Rnge. 4 - SE NW (aka Lot 3 Short Card PL-21-0127)  
Assessor's Property Tax Parcel No.: P135188  
Reference Numbers of Documents Released/Affected: None

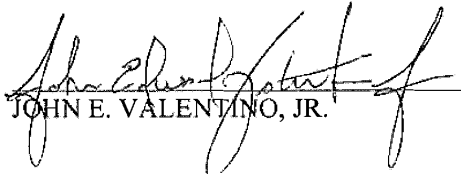
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THE GRANTORS, JOHN E. VALENTINO, JR., and JOLIANNE S. VALENTINO, a married couple, for no consideration other than transferring property to their revocable trust, convey and quitclaim to JOHN EDWARD VALENTINO, JR. and JOLIANNE SUNAYE VALENTINO, in their capacity as Trustees of the Valentino Living Trust, dated May 16, 2025, all of Grantors' interest in the following described real estate, situated in the County of Skagit, state of Washington, together with all after acquired title of the grantors therein:

Lot 3, Skagit County Short Card No. PL-21-0127, approved November 18, 2021 and Recorded November 24, 2021 under Auditor's File No. 202111240052, records of Skagit County, Washington from Skagit Short Card No, PL-19-0375, being a portion of the Southeast Quarter of the Northwest Quarter of Section 2, Township 35 North, Range 4 East, W.M.

Situated in Skagit County, Washington

SUBJECT TO: any and all easements, restrictions, rights of way, reservations, and zoning ordinances of record, if any.

Dated this 16 day of May, 2025.

  
JOHN E. VALENTINO, JR.

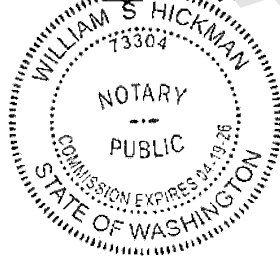
  
JULIANNE S. VALENTINO

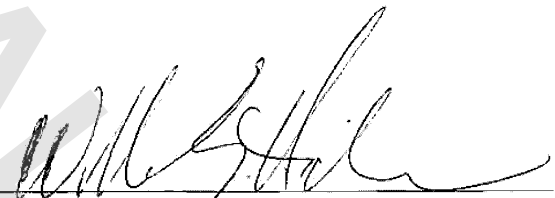
STATE OF WASHINGTON )  
)  
COUNTY OF SNOHOMISH)

ss.

On this day personally appeared before me JOHN E. VALENTINO, JR., to me known to be the person who executed the foregoing Quitclaim Deed and acknowledged that he signed the same as his free and voluntary act and deed for the uses and purposes mentioned in the instrument.

Dated this 16 day of May, 2025.



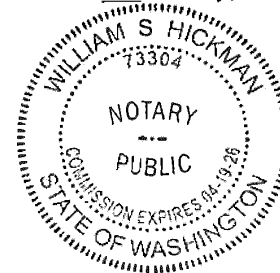
  
Printed Name: William S. Hickman  
NOTARY PUBLIC in and for the state of Washington  
My commission expires: 4/19/2026


STATE OF WASHINGTON )  
)  
COUNTY OF SNOHOMISH)

ss.

On this day personally appeared before me JOLIANNE S. VALENTINO, to me known to be the person who executed the foregoing Quitclaim Deed and acknowledged that she signed the same as her free and voluntary act and deed for the uses and purposes mentioned in the instrument.

Dated this 16 day of May, 2025.



  
Printed Name: William S. Hickman  
NOTARY PUBLIC in and for the state of Washington  
My commission expires: 4/19/2026