202507250082
07/25/2025 02:57 PM Pages: 1 of 3 Fees: $305.50
Skagit County Auditor, WA

UNOFFICIAL DOCUMENT

When recorded return to:

David R. Greenberg
Greenberg Estate Planning, PLLC
40 Lake Bellevue Dr., Suite 100
Bellevue, WA 98005

Real Estate Excise Tax
Exempt
Skagit County Treasurer
By Lena Thompson
Affidavit No. 20252381
Date 07/25/2025

QUITCLAIM DEED

Grantor(s):

1. Karin Hasselberg and Bert A. Hasselberg, wife and husband, as community property

☐ Additional names on page _____ of document

Grantee(s)

1. Karin Janette King Hasselberg and Bert A. Hasselberg, Trustees of the Hasselberg Family Trust dtd May 5, 2025

☐ Additional names on page _____ of document

Abbreviated Legal Descriptions (lot, block and plat name, or section-township-range):

Ptn. Tr. D, Eagles Nest, SP #116-77 (ptn. Gov. Lots 4 & 5, 2-33-2 E.W.M.)

☒ Additional legal description is on Exhibit A of this document

Assessor's Property Tax Parcel Account Number(s): P127500

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QUITCLAIM DEED

THE GRANTOR(S), Karin Hasselberg and Bert A. Hasselberg, wife and husband, as community property for and in consideration of funding a revocable trust, convey and quitclaim to Karin Janette King Hasselberg and Bert A. Hasselberg, Trustees of the Hasselberg Family Trust dtd May 5, 2025, the following described real estate, situated in the County of Skagit, State of Washington:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF

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

Dated: June 24, 2025

Karin Hasselberg

Bert A. Hasselberg

STATE OF WASHINGTON)
) ss.
COUNTY OF King)

I certify that I know or have satisfactory evidence that Karin Hasselberg and Bert A. Hasselberg are the persons who signed this instrument; and acknowledged said instrument was their free and voluntary act for the uses and purposes therein mentioned. This record was acknowledged before me by Karin Hasselberg and Bert A. Hasselberg on the date set forth immediately below.

GIVEN under my hand and official seal on this 24th day of June, 2025.

DAVID R. GREENBERG
COMMISSION EXPIRES
02/01/2029
NOTARY
PUBLIC
Commission Number 190080
STATE OF WASHINGTON

Print Name: David R. Greenberg
NOTARY PUBLIC in and for the State of Washington;
residing at: Bellevue WA
My commission expires: feb. 1 2029

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Exhibit A
Legal Description

TRACT "D" ADJOINING LOT 091

A portion of Tract D of Short Plat No. 116-77, commonly known as "Eagle's Nest," recorded June 21, 1977 under Auditor's File No. 858833 in Volume 2 of Short Plats, pages 74, 75, and 76; being a portion of Government Lots 4 and 5 of Section 2, Township 33 North, Range 2 East, W.M. described as follows:

Beginning at the Southwest corner of Lot 901, Plat of Shelter Bay, Division 5 as recorded under Auditor's File No. 836134 in Volume 1 of Surveys, pages 184 through 186, records of Skagit County, Washington; thence South 89°08'15" East a distance of 144.26 feet along the South line of said Lot 901 and said line extended to the East; thence South 34°18'28" West a distance of 79.09 feet to the G.L.O. meander line; thence South 88°18'28" West a distance of 100.77 feet along said meander line to a point on the West line of said Lot 901extended to the South; thence 00°51;45" East a distance of 70.49 feet along said West line extended to the Point of Beginning.

Situated in the County of Skagit, State of Washington.

Subject to encumbrances, easements, reservations, restrictions, and covenants of record, and excluding any representation or warranty as to encroachments or matters of location, boundary and area which an accurate survey may disclose.