



202508260099

08/26/2025 11:29 AM Pages: 1 of 3 Fees: \$305.50
Skagit County Auditor

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

AFTER RECORDING RETURN TO:

Joseph C. Abridello
933 Wicker Road
Sedro-Woolley, WA 98284

2025 2758
AUG 26 2025

Amount Paid \$ 0
Skagit Co. Treasurer
By Deputy
GT

QUIT CLAIM DEED

GRANTOR(s): LISA M. ABRIDELLO
GRANTEE: JOSEPH C. ABRIDELLO
Abbreviated Legal: SW Quarter, Section 19, Township 35 Range 05

The Grantor, LISA M. ABRIDELLO, for in consideration of transfer of title pursuant to the parties Dissolution of Marriage Agreement, filed in Skagit County Superior Court under cause number 25-3-00167-29, conveys and quit claims to JOSEPH C. ABRIDELLO, as his sole and separate property, the following described real estate, situated in the County of Skagit, State of Washington, together with all after acquired title to the grantor herein:

See attached EXHIBIT A – Legal Descriptions

Situated in Skagit County, Washington

Parcel/Tax Numbers: P39492, TAX ID#350519-0-054-0008
P39482, TAX ID #350519-0-043-0002
P39493, TAX ID #350519-0-054-0107

Subject to: Restrictions, reservations and easements of record.

EXHIBIT A – Legal Descriptions**Parcel P39492 / Xref ID 350519-0-054-0008**

(0.4500 ac) TAX 39A; THAT PORTION OF GOVERNMENT LOT 3 OF SECTION 19, TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M., DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID SUBDIVISION; THENCE SOUTH 89-53-15 EAST ALONG THE NORTH LINE OF SAID SUBDIVISION A DISTANCE OF 358.75 FEET; THENCE SOUTH PARALLEL WITH THE WEST LINE OF SAID SUBDIVISION A DISTANCE OF 30 FEET TO A POINT ON THE SOUTH LINE OF WICKER ROAD (ALSO KNOWN AS CEMETERY ROAD), WHICH POINT IS THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION, SAID POINT ALSO BEING THE NORTHEAST CORNER OF THAT CERTAIN TRACT OF LAND CONVEYED TO ERNEST T TYEE, ET UX, BY DEED RECORDED UNDER AUDITORS FILE NO. 796781; THENCE SOUTH PARALLEL WITH THE WEST LINE OF SAID SUBDIVISION A DISTANCE OF 316.38 FEET TO A POINT ON THE NORTH LINE OF THAT CERTAIN TRACT OF LAND CONVEYED TO L.M. ELLIOTT ET AL BY DEED RECORDED APRIL 5, 1935 UNDER AUDITORS FILE NO. 268711; THENCE EAST ALONG SAID NORTH LINE A DISTANCE OF 108.75 FEET, MORE OR LESS, TO THE SOUTHEAST CORNER OF THAT CERTAIN TRACT CONVEYED TO ARTHUR C THOMPSON, ET UX, BY DEED RECORDED OCTOBER 6, 1964 UNDER AUDITORS FILE NO. 656786 AND THEREIN DESIGNATED AS PARCEL (A); THENCE NORTH TO THE SOUTH LINE OS SAID WICKER ROAD; THENCE WEST ALONG SAID SOUTH LINE 108.75 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING; EXCEPT THE FOLLOWING DESCRIBED TRACT; COMMENCING AT A POINT ON THE SOUTH LINE OF THE WICKER ROAD 372.5 FEET EAST OF THE WEST LINE OF SAID GOVERNMENT LOT 3; THENCE SOUTH 157 FEET; THENCE EAST 95 FEET; THENCE NORTH 157 FEET TO THE SOUTH LINE OF SAID WICKER ROAD; THENCE WEST 95 FEET ALONG SAID SOUTH LINE 95 FEET TO THE POINT OF BEGINNING

Parcel P39482 / Xref ID 350519-0-043-0002

(0.3100 ac) TAX 25A BEG 187FT S & 30FT E OF NW C GOVERNMENT LOT 3, SECTION 19, TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M., TH S 157FT E 300FT N 157FT TH W TPOB LESS; EXCEPT THE WEST 220 FEET

Parcel P39493 / Xref ID 350519-0-054-0107

(0.1400 ac) PTN OF GOVERNMENT LOT 3, SECTION 19, TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M., DAF BEG AT NW C OF SD SUB TH S 89-53-15 E ALG N LI OF SD SUB 345.00FT TH S P/L WI W LI 30.00FT TO PT ON S LI OF WICKER RD & TPB OF THIS DESC TH S PLW W LI 157.00FT TH N 89-53-15 W PLW N LI OF SD SUB 95.00FT TH S PLW W LI OF SD SUB 157.00FT TH S 89-53-15 E PLW N LI 80.00FT TH S PLW W LI 2.28FT TO PT ON N LI OF TR AF#268711 TH S 89-51-00 E ALG N L OF SD TR 28.75FT TH N PLW W LI OF SD SUB 316.38FT TO PT ON S LI OF RD TH N 89-53-15 W ALG S LI OF RD & P/L TO N LI OF SD SUB 13.75FT TPOB EXC RD AND EXCEPT P39482 OR RT#0-043

Situated in Skagit County, Washington

Subject to: Restrictions, reservations and easements of record.

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