



202510070064

10/07/2025 01:42 PM Pages: 1 of 3 Fees: \$355.50  
Skagit County Auditor

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2025 3287  
OCT 07 2025

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

Document Title: Quit Claim Deed

Reference Number:

Grantor(s):  additional grantor names on page \_\_\_\_.

1. Eben Twaddle IV Also known as Eben Twaddle JR
- 2.

Grantee(s):  additional grantee names on page \_\_\_\_.

1. Tanua Simpson
- 2.

Abbreviated legal description:  full legal on page(s) \_\_\_\_.

That portion of the Southwest 1/4 of the Northwest 1/4 of Section 28, Township 36 North Range 4 East W.M.

Assessor Parcel / Tax ID Number:  additional tax parcel number(s) on page \_\_\_\_.

P-112131

I, Tanua Simpson, am hereby requesting an emergency non-standard recording for an additional fee provided in RCW 36.18.010. I understand that the recording processing requirements may cover up or otherwise obscure some part of the text of the original document. Recording fee is \$303.50 for the first page, \$1.00 per page thereafter per document. In addition to the standard fee, an emergency recording fee of \$50.00 is assessed. This statement is to become part of the recorded document.

Signed:

Dated: 9/10/25

When recorded return to:

Tanya M. Simpson  
20729 Prairie Road  
Sedro Woolley, WA 98284

**QUIT CLAIM DEED**

THE GRANTOR(S) EBEN TWADDLE IV *also known as Eben Twaddle Jr*

for and in consideration of Property gifted value at \$2,300.00

in hand paid, conveys and quit claims to Tanya M. Simpson

the following described real estate, situated in the County of Skagit , State of Washington

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

Current Legal Description

(0.1900 ac) CU F&A #32 AF#8005080007 1981: THAT PORTION OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 28, TOWNSHIP 36 NORTH, RANGE 4 EAST, W.M., DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF TRACT 2 OF SHORT PLAT NO 135-79; THENCE NORTH 87-51-20 EAST ALONG THE SOUTH LINE OF SAID TRACT 2, 82.49 FEET TO A POINT ON THE EAST LINE OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 28, SAID POINT BEING THE MOST NORTHWESTERLY CORNER OF TRACT 1 OF SAID SHORT PLAT NO 135-79; THENCE SOUTH 1-03-06 EAST ALONG THE LINE OF SAID SUBDIVISION, 101.70 FEET; THENCE SOUTH 87-49-12 WEST, PARALLEL WITH THE SOUTH LINE OF SAID SUBDIVISION, 82.49 FEET TO A POINT WHICH BEARS SOUTH 1-03-06 EAST FROM THE POINT OF BEGINNING; THENCE NORTH 1-03-06 WEST, 101.75 FEET TO THE POINT OF BEGINNING.

Abbreviated Legal: (Required if full legal not inserted above.)

Tax Parcel Number(s): P112131

Dated: 9/16/2025

*Michael IV*

State of Washington

County of Skagit

This record was acknowledged before me on September 16, 2025 by

eben Twaddle JR also known as eben Twaddle IV

*Kaylee Oudman*

(Signature of notary public)

(Stamp)

(Title of office) Notary Public

My commission expires: 3/30/2026

(date)

