



202512050059

12/05/2025 02:13 PM Pages: 1 of 4 Fees: \$306.50
Skagit County Auditor

When Recorded Please Return To:
PIRKLE LAW FIRM, INC. P.S.
P.O. Box 1788
Mount Vernon, WA 98273

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2025 3923
DEC 05 2025
Amount Paid \$ 0
Skagit Co. Treasurer
By UT Deputy

QUIT CLAIM DEED

THE GRANTOR, VERDOES DAIRY COMPANY, INC., a Washington Corporation, for and in consideration of transfer by Corporation to Limited Liability Company in same pro rata shares to the same owners/members (mere change in identity or form) (WAC 458-61A-211(2)(d)), conveys and quit claims to GRANTEE, SIMILK ACRES, L.L.C., a Washington Limited Liability Company, the following described real estate, situated in the County of Skagit, State of Washington, together with all after acquired title of the grantor therein.

Assessor's Parcel Numbers: P19904 (340204-4-001-0104); P19907 (340204-4-003-0003);
P124384 (340204-4-001-0401)

Abbreviated Legal Description: Portion of the East 1/2 of the Northeast 1/4 of the Southeast 1/4 of Section 4, Township 34 North, Range 2 East, W.M.

Legal Description more fully described on Exhibit "A" and incorporated herein by this reference.

Situate in the County of Skagit, State of Washington.

TOGETHER WITH AND SUBJECT TO: All covenants, conditions, restrictions, reservations, agreements, easements, provisions and assessments of record, if any.

Dated this 4th day of December, 2025.

VERDOES DAIRY COMPANY, INC.,
a Washington Corporation

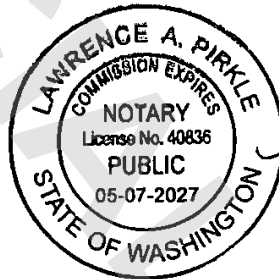
By: Abraham J. Verdoes
ABRAHAM J. VERDOES, President

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that ABRAHAM J. VERDOES is the person who appeared before me and said person acknowledged that he signed this instrument, on oath stated that he is authorized to execute the instrument and acknowledged it as the Officer of VERDOES DAIRY COMPANY, INC., a Washington Corporation, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

GIVEN under my hand and official seal this 4th day of December, 2025.

LAWRENCE A. PIRKLE



[Signature]
NOTARY PUBLIC in and for the
State of Washington
Residing at: Mount Vernon
My Commission Expires: 5/7/27

EXHIBIT "A"

Assessor's Parcel Numbers: P19904 (340204-4-001-0104); P19907 (340204-4-003-0003);
P124384 (340204-4-001-0401)

PARCEL "A":

The East 1/2 of the Northeast 1/4 of the Southeast 1/4 of Section 4, Township 34 North, Range 2 East, W.M., EXCEPT County road right-of-way along the South line thereof, AND EXCEPT that portion thereof described as follows:

Begin at the Southeast corner of said subdivision; thence North 2°15'18" East a distance of 7.73 feet along the East line of said Section 4 to the point of beginning; thence North 88°38'09" West a distance of 168.59 feet; thence North 2°15'18" East a distance of 201.00 feet; thence South 88°38'09" East a distance of 168.59 feet to the East line of said Section 4; thence South 2°15'18" West a distance of 201.00 feet to the point of beginning;

ALSO EXCEPT that portion thereof conveyed to the State of Washington for highway purposes, by instrument dated December 20, 1960, and recorded January 16, 1961 under Auditor's File No. 603121, ALSO EXCEPT the South 417.4 feet of the West 208.7 feet thereof, ALSO EXCEPT that portion thereof described as follows:

Beginning at the Southeast corner of said Northeast 1/4 of the Southeast 1/4; thence West 228.6 feet to the point of beginning; thence North 417.4 feet; thence West 104.4 feet; thence South 417.4 feet; thence East to the point of beginning;

EXCEPT all that portion lying within that road commonly known as Stevenson Road.

AND that portion of the Northeast 1/4 of the Southeast 1/4 of Section 4, Township 34 North, Range 2 East, W.M., described as follows:

Beginning at the Southeast corner of said Northeast 1/4 of the Southeast 1/4; thence West 330 feet to the true point of beginning; thence North 417.4 feet; thence West 104.4 feet; thence South 417.4 feet; thence East to the true point of beginning.

PARCEL "B":

That portion of the East 1/2 of the Northeast 1/4 of the Southeast 1/4 of Section 4, Township 34 North, Range 2 East, W.M. described as follows:

Begin at the Southeast corner of said subdivision; thence North 2°15'18" East a distance of 7.73 feet along the East line of said Section 4 to the point of beginning; thence North 88°38'09" West a distance of 168.59 feet; thence North 2°15'18" East a distance of 201.00

feet; thence South $88^{\circ}38'09''$ East a distance of 168.59 feet to the East line of said Section 4; thence South $2^{\circ}15'18''$ West a distance of 201.00 feet to the point of beginning;

EXCEPT that portion thereof, if any, lying within the Skagit County road right-of-way along the South line thereof.

Situate in the County of Skagit, State of Washington.

TOGETHER WITH AND SUBJECT TO: All covenants, conditions, restrictions, reservations, agreements, easements, provisions and assessments of record, if any.