



202601130039

01/13/2026 12:19 PM Pages: 1 of 4 Fees: \$306.50  
Skagit County Auditor

File for record and return to:

Teri L. Saben

Name  
30628 Lake Cavanaugh Rd

Address

Address 2  
Mount Vernon WA 98274

City/State/Zip

Real Estate Excise Tax  
Exempt

Skagit County Treasurer

By [Signature]

Date 1/13/2026

**REVOCABLE TRANSFER ON DEATH DEED**

<b>TRANSFEROR(S):</b>	
1. NAME:	<u>Teri L. Saben</u>
ADDRESS:	<u>30628 Lake Cavanaugh Rd.</u>
2. NAME:	<u>Mount Vernon, WA 98274</u>
ADDRESS:	

<b>BENEFICIARY(IES):</b>	
1. NAME:	<u>Scott A. Saben</u>
ADDRESS:	<u>30628 Lake Cavanaugh Rd</u>
2. NAME:	<u>Mount Vernon, WA 98274</u>
ADDRESS:	
3. NAME:	
ADDRESS:	
4. NAME:	
ADDRESS:	

<b>PARCEL NO(S):</b>	<u>18426 - 330618-4-001-0006</u>
	<u>18427 - 330618-4-001-0105</u>

<b>ABBREVIATED LEGAL DESCRIPTION:</b>	
(i.e., lot, block, plat, or township, range, quarter/quarter and reference to the document page number where the full legal description is included, if applicable)	<u>See Attached schedule A-1</u>
	<u>Section 18, Township 33 North, Range 6 East W.M.</u>

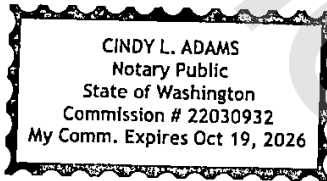
**SINGULAR AND PLURAL** Wherever appropriate in this Quit Claim Deed, a singular term shall be construed to mean the plural where necessary, and a plural term the singular. For example, if at any time two or more parties shall constitute Transferor or Grantee, then the relevant term shall refer to



STATE OF WASHINGTON )  
COUNTY OF ) ss.  
SKAGIT )

I certify that I know or have satisfactory evidence the Transferor(s) is the person(s) who appeared before me and acknowledged that they signed the foregoing instrument and acknowledged it to be their free and voluntary act for the uses and purposes described in this instrument.

SUBSCRIBED to before me this 13<sup>th</sup> day of January, 2026.



Cindy Adams  
Cindy L. Adams, Notary Public  
Commission Expires: 10-19-2026

**Schedule "A-1"**

**DESCRIPTION:**

**PARCEL "A":**

That portion of the Southwest ¼ of the Southeast ¼ of Section 18, Township 33 North, Range 6 East, W.M., described as follows:

Beginning at the Southeast corner of said subdivision as shown on that Survey recorded on May 18, 1981, in Volume 3 of Surveys, page 116, under Auditor's File No. 8105180011, records of Skagit County, Washington;

thence South 88°03'07" West along the South line of said subdivision a distance of 651.29 feet;

thence North 01°34'00" West a distance of 1,338.98 feet to the North line of said subdivision;

thence North 88°16'53" East along said North line a distance of 651.28 feet to the Northeast corner of said subdivision;

thence South 01°34'00" East along the East line of said subdivision a distance of 1,336.38 feet to the point of beginning.

EXCEPT that portion thereof lying within the Lake Cavanaugh Road;

Situate in the County of Skagit, State of Washington.

**PARCEL "B":**

The Southwest ¼ of the Southeast ¼ of Section 18, Township 33 North, Range 6 East, W.M., EXCEPT that portion thereof lying within the Lake Cavanaugh Road, EXCEPTING therefrom, the following described tract:

Beginning at the Southeast corner of said subdivision as shown on that survey, recorded in Volume 3 of Surveys, page 116, under Auditor's File No. 8105180011, records of Skagit County, Washington;

thence South 88°3'7" West along the South line of said subdivision a distance of 651.29 feet;

thence North 1°34'00" West a distance of 1,338.98 feet to the North line of said subdivision;

thence North 88°16'53" East along said North line a distance of 651.28 feet to the Northeast corner of said subdivision;

thence South 1°34'00" East along the East line of said subdivision a distance of 1,336.38 feet to the point of beginning.

Situate in the County of Skagit, State of Washington.



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Skagit County Auditor

\$73.00

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