



202602190042

02/19/2026 11:17 AM Pages: 1 of 3 Fees: \$305.50  
Skagit County Auditor

When recorded return to:

Douglas Bryson and Nettie Marie Bryson  
32195 State Route 20  
Sedro Woolley, WA 98284

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2026-0451

FEB 19 2026

Amount Paid \$ ✓  
Skagit Co. Treasurer  
By *[Signature]* Deputy

**QUIT CLAIM DEED**

Land Title and Escrow (B)

THE GRANTOR(S)  
Douglas Bryson, as his separate property

for and in consideration of  
WAC 458-61A-203(1) to establish community property

in hand paid, conveys and quit claims to  
Douglas Bryson and Nettie Marie Bryson, a married couple

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:

FOR PROPERTY DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART  
HEREOF.

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

Ptn. SW 1/4 SW 1/4, Sec 9-35N-R6 EWM & Ptn. NW 1/4 NW 1/4, Sec 16-35N-R6 EWM

Tax Parcel Number(s): 350609-3-004-0012/P40908

Dated: 2-13-26

Douglas Bryson  
Douglas Bryson

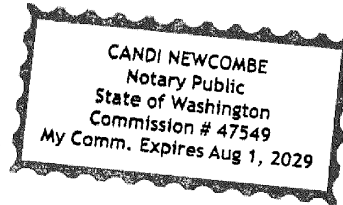
STATE OF WASHINGTON  
COUNTY OF SKAGIT

This record was acknowledged before me on this 13 day of February, 2026, by Douglas Bryson.

Candi Newcombe  
Signature

Notary Public  
Title

My commission expires: 8/1, 2029



**EXHIBIT A**  
**LEGAL DESCRIPTION**

Property Address: 32195 State Route 20, Sedro Woolley, WA 98284  
Tax Parcel Number(s): 350609-3-004-0012/P40908

Property Description:

PARCEL A:

That portion of the Southwest 1/4 of the Southwest 1/4 of Section 9, Township 35 North, Range 6 East, W.M., described as follows:

Beginning at the Southwest corner of said subdivision;  
thence North along the West section line of said Section 379.5 feet to the true point of beginning;  
thence East 660 feet on a line parallel with the South section line of said Section;  
thence North 170 feet on a line parallel with the West section line of said Section;  
thence Southwesterly to a point on the West section line of said section, which is 90 feet North of the true point of beginning;  
thence South to the true point of beginning.

ALSO, the South 379.5 feet of the Southwest 1/4 of the Southwest 1/4 of Section 9, Township 35 North, Range 6 East, WM., EXCEPT road AND EXCEPT abandoned right of way of the Puget Sound & Baker River Railroad, conveyed to the State of Washington for highway purposes by deed dated February 12, 1958 and recorded May 23, 1958, under Auditor's File No. 565658.

Situate in the County of Skagit, State of Washington.

PARCEL B:

That portion of the Northwest 1/4 of the Northwest 1/4 of Section 16, Township 35 North, Range 6 East, W.M., and of the Southwest 1/4 of the Southwest 1/4 of Section 9, said Township and Range, which lies within the following described tract:

Beginning at the Northwest corner of said Section 16;  
thence Southerly, along the Westerly line of said Section, to intersect the right of way line drawn parallel with and 75 feet Northerly, when measured at right angles, from the survey line of State Highway Route No. 20, Minkler Lake to Alder Creek;  
thence Easterly, along said right of way line, to a point opposite Highway Engineer's Station 609.65 on said survey line;  
thence Northerly, along that right of way line of said highway drawn at right angles to said survey line, to intersect a line bearing North 87°01'10" West from a point on the South line of said Section 9, opposite Highway Engineer's Station 610.00 on said survey line;  
thence North 87°01'10" West to the Westerly line of the Southeast 1/4 of the Southwest 1/4 of said Section;  
thence Southerly, along said Westerly line, to the Northerly line of said Section 16;  
thence Westerly, along said Northerly line, to the point of beginning;

ALSO, that portion of the Southwest 1/4 of the Southwest 1/4 of said Section 9, lying within the abandoned right of way of the Puget Sound and Baker River Railroad Company.

Situate in the County of Skagit, State of Washington.