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06/16/2026 10:29 AM Pages: 1 of 2 Fees: \$304.50
Skagit County Auditor

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2026-1849
JUN 16 2026

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

QUIT CLAIM DEED

THE GRANTOR, MARJORIE ANN KILBREATH, a married person as her separate property, for and in consideration of transfer to Limited Liability Company (mere change in form of ownership) (WAC 458-61A-211(2)(a)), conveys and quit claims to **GRANTEE**, KILBREATH FAMILY LLC, 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: P61689 (3854-000-010-0009); P61691 (3854-000-011-0107) & P61700 (3854-000-014-0005)

Tracts 10 and 14, "O. Lervicks Plat of Agate Cove, West Beach – Guemes Island, Skagit Co., Wash.", according to the recorded plat thereof in the office of the auditor of Skagit County, Washington in Volume 4 of Plats, page 42.

TOGETHER WITH the tidelands of second class situate in front of, adjacent to and abutting upon said Tract 10.

ALSO TOGETHER WITH the Southerly 41 feet of Lot 11, "O. Lervicks Plat of Agate Cove, West Beach – Guemes Island, Skagit Co., Wash.", according to the recorded plat thereof in the office of the auditor of Skagit County, Washington in Volume 4 of Plats, page 42; Together with the second class tidelands adjoining.

Situated in Skagit County, Washington.

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

Dated this 15th day of June, 2026.

Marjorie Ann Kilbreath
MARJORIE ANN KILBREATH

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that MARJORIE ANN KILBREATH is the person who appeared before me and said person acknowledged that she signed this instrument and acknowledged 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 15th day of June, 2026.



LAWRENCE A. PIRKLE

[Signature]

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