

WHEN RECORDED RETURN TO:

KIRSCHNER RYCHLICK, PLLC
1750 112th Ave NE, Ste A200
Bellevue, WA 98004

Real Estate Excise Tax
Exempt
Skagit County Treasurer
By Lena Thompson
Affidavit No. 20262713
Date 08/24/2026

QUITCLAIM DEED

The drafter assumes no responsibility for the legal description and stated title owner(s) herein, which were supplied by the parties hereto.

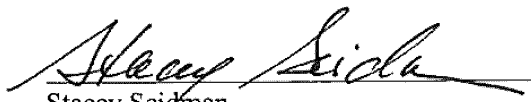
GRANTOR(S):	Stacey Seidman, an unmarried person
GRANTEE(S):	Stacey Seidman, Trustee of the Stacey Seidman Revocable Trust dated August 27, 2022.
ABBR. LEGAL DESCRIPTION: Complete legal is on page 3 of document.	PTN LOTS 45, 46 AND 47 BIG LAKE WATERFRONT TRACTS
ASSESSOR'S TAX PARCEL NUMBER:	P62026
REFERENCE:	18202 West Big Lake Boulevard, Mount Vernon, WA 98274

THE GRANTOR(S), Stacey Seidman, an unmarried person, for and in consideration of: ZERO DOLLARS (\$0.00) conveys and Quitclaims to the GRANTEE(S), Stacey Seidman, Trustee of the Stacey Seidman Revocable Trust dated August 27, 2022, 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:

SEE EXHIBIT A ATTACHED

Subject to: This conveyance is subject to covenants, conditions, restrictions, and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

DATED: July 29, 2026


Stacey Seidman

On this day personally appeared before me, Stacey Seidman, an unmarried person, known to be the individual described in and who executed the foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed for the uses and purposes therein mentioned.

Witness my hand and official seal



Bhbal

Notary Public for the State of Washington
Bre Wood
Residing at Woodinville, Washington
My commission expires June 22, 2029

EXHIBIT A**Parcel A:**

That portion of Lots 45 and 46, Big Lake Waterfront Tracts, as per plat recorded in Volume 4 of Plats, page 12, records of Skagit County, Washington, lying Southwesterly of Big Lake Boulevard; TOGETHER WITH that vacated portion of Garden Drive, which by law has reverted to said premises.

ALSO TOGETHER WITH that portion of Lot 47, "Big Lake Waterfront Tracts, Skagit County, Washington", as per plat recorded in Volume 4 of Plats, page 12, records of Skagit County, Washington, described as follows:
Begin at the Northwest corner of said Lot 47;

Thence Easterly along the North line of said Lot 47 to a point of intersection with a line running parallel with and 8 feet Southwesterly of the Southwesterly foundation line of a garage line mostly in Lot 46 of said plat, said point being the true point of beginning;

Thence Southeasterly along said parallel line to a point of intersection with a line running parallel with and 8 feet Southeasterly of the Southeasterly foundation line of said garage;

Thence Northeasterly on said second parallel line to a point on the North line of Lot 47;

Thence Westerly along said North line to the true point of beginning.

Situate in the County of Skagit, State of Washington.

Parcel B:

An undivided 1/6th interest in the following:

Lots 41 and 46, Big Lake Waterfront Tracts, as per plat recorded in Volume 4 of Plats, page 12, records of Skagit County, Washington, lying Northeasterly of the Northeasterly right-of-way margin of West Big Lake Boulevard; TOGETHER WITH those portions of vacated Garden Drive, which upon vacation reverted to said premises by operation of law;

ALSO portion of Lot 45, Big Lake Waterfront Tracts, as per plat recorded in Volume 4 of Plats, page 12, records of Skagit County, Washington, lying Northeasterly of the Northeasterly right-of-way margin of West Big Lake Boulevard; TOGETHER WITH those portions of vacated Garden Drive, which upon vacation reverted to said premises by operation of law; AND ALSO TOGETHER WITH those portions of vacated Garden Drive and any portion of Lots 40 and 45, Plat of Big Lake Waterfront Tracts, lying Northeasterly of the Northeasterly right-of-way margin of West Big Lake Boulevard and Southeasterly of the following described line:

BEGINNING at the Northwest corner of Lot 40 said Plat of Big Lake Waterfront Tracts;

Thence North $78^{\circ}11'56''$ East along the North line of said Lot 40 for a distance of 370.26 feet, more or less, to the Northeasterly right-of-way margin of West Big Lake Boulevard;

Thence South $55^{\circ}02'00''$ East along said Northeasterly margin for a distance of 131.50 feet to the TRUE POINT OF BEGINNING of said line description;

Thence North $52^{\circ}26'11''$ East for a distance of 76 feet, more or less, to the shoreline of Big Lake and being the terminus of said line description.

Situate in County of Skagit, State of Washington.