



Name James Scott

Address 1010 E. College Way

City and State Mount Vernon, WA 98273

9404120131

Quit Claim Deed

LINDA L. GILBERT, as her separate property; MICHELLE R. JOHNSON, as her separate property; GINA MARIE JOHNSON, as her separate property; and LINDA GILBERT and JAMES SCOTT, Co-Trustees of the Ellsworth Leigh Testamentary Trust

for and in consideration of ~~testamentary trust~~
No Monetary consideration establishment of easement only

conveys and quit claims to **James N. Scott and Mary S. Scott, husband and wife**

the following described real estate, situated in the County of **SKAGIT** State of Washington,
together with all after acquired title of the grantor(s) therein:

(AS SET FORTH ON THE ATTACHED EXHIBIT "A")

XXX 
 Linda Gilbert (Trustee)
 XXX 
 James Scott (Trustee)

On _____ day of _____, 19____,
I, _____, a Notary Public in and for the State of Washington, duly com-
missioned and sworn, personally appeared _____
and _____,
to me known to be the _____ President and _____ Secretary,
respectively, of _____
the corporation that executed the foregoing instrument, and acknowledged the said instru-
ment to be the free and voluntary act and deed of said corporation, for the uses and purposes
therein mentioned, and on oath stated that _____
authorized to execute the said instrument and that the seal affixed is the corporate seal of said
corporation.

~~BK13:0FGU537~~

EXHIBIT "A"

A non-exclusive easement for drainage, together with the right of ingress and egress for maintenance and installation of any drainage system or structures relating to said drainage system over, under and across a portion of Tract 3, Mount Vernon Short Plat No. MV-4-84, approved April 18, 1984, and recorded April 20, 1984, in Volume 6 of Short Plats, Page 134, under Auditor's File No. 8404200015, records of Skagit County, Washington, being a portion of the Southwest 1/4 of Section 17, Township 34 North, Range 4 East, W.M.; said easement being more particularly described as follows:

Beginning at the Southwest corner of Tract 3 of said Mount Vernon Short Plat No. MV-4-84; thence North 0 degrees 11' 10" West 30.00 feet along the West line of said Tract 3 (also being the Easterly right-of-way margin of Leigh Way); thence South 89 degrees 42' 07" East 117.04 feet parallel with and 30.00 feet North of the South line of said Tract 3; thence North 45 degrees 00' 00" East 88.76 feet to the Southerly projection of the Westerly line of Tract 2 of said Short Plat MV-4-84; thence North 0 degrees 11' 10" West 104.00 feet along said Westerly line projected to an angle point along the said North line of Tract 3 of Short Plat MV-4-84; thence continue North 0 degrees 11' 10" West 150.02 feet along the West line of said Tract 3 (also being the Southerly projection of said Tract 2) to the Southwest corner of said Tract 2; thence South 89 degrees 37' 00" East 100.00 feet along the South line, and South line projected, of said Tract 2; thence South 0 degrees 11' 10" East 60.00 feet; thence North 89 degrees 37' 00" West 70.00 feet, to a point 30.00 feet Easterly of the Southerly projected West line of said Tract 2; thence South 0 degrees 11' 10" East 206.21 feet, parallel with and 30.00 feet Easterly of said Southerly projected West line of Tract 2; thence South 45 degrees 00' 00" West 113.76 feet to the South line of said Tract 3, (also being the Northerly right-of-way margin of Roosevelt Avenue); thence North 89 degrees 42' 07" West 129.30 feet along said South line of Tract 3 to the point of beginning.

(Said easement to benefit the owners of Tracts 1, 2 and 3 of said Short Plat No. MV-4-84 and property adjacent in the ownership of James N. Scott.)

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