

ORIGINAL

199909130003
Kathy Hill, Skagit County Auditor
9/13/1999 Page 1 of 3 9:23:59AM

After recording return to:

Steve and Joyce Newsome
18905 Meadow Lake Rd.
Snohomish, WA. 98290

LAND TITLE COMPANY OF SKAGIT COUNTY

P90856

QUIT CLAIM DEED

THE GRANTOR, THE CITY OF EVERETT, a Washington Corporation

for and in consideration of \$10.00 and other valuable consideration
conveys and quit claims to

THE GRANTEES STEVE NEWSOME AND JOYCE NEWSOME, 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:

LOT 1, SHORT PLAT NO. 92-039, APPROVED NOVEMBER 24, 1992, RECORDED NOVEMBER 25,
1992 IN BOOK 10 OF SHORT PLATS, PAGE 144, UNDER AUDITOR'S FILE NO. 9211250029
AND BEING A PORTION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF
SECTION 3, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

Tax Parcel No.: P35723

SUBJECT TO:

See Exhibit "A" attached hereto and by this reference made a part hereto.

Dated: Sept. 3, 1999

31426
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID

CITY OF EVERETT:

SEP 13 1999

Edward D. Hansen
By: Edward D. Hansen
Its: Mayor

Amount Paid \$ 0
Skagit County Treasurer
By: LP Deputy

Attest by: Jan Hansen
City Clerk - Deputy


Approved as to form and content by:

[Signature]
City Attorney

State of Washington)
) ss
County of Snohomish)

On this 3rd day of September, 1999, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn personally appeared Edward D. Hansen to me known to be the Mayor of the City of Everett, WA, ~~the corporation~~ that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath state the he is/~~are~~ authorized to execute the said instrument.

WITNESS my hand and official seal hereto the day and year in this certificate above written.


Teresa T. Murakami
Printed Name: Teresa T. Murakami

Notary Public in and for the State
of Washington, residing at: Lynnwood, WA



199909130003

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9/13/1999 Page 2 of 3 9:23:59AM

EXHIBIT "A"

A. Record of Reforestation Requirements and the terms and conditions thereof as recorded November 6, 1979, under Auditor's File No. 7911060034.

B. Notes contained on the face of Short Plat No. 92-039, as follows:

1. Short Plat Number and date of approval shall be included in all deeds and contracts;
2. All maintenance and construction of private roads shall be the responsibility of the lot owners;
3. Zoning - Rural (RU);
4. Water - Individual wells; Water will be supplied for individual water systems. Contact Health Department to determine if additional water quality or quantity testing will be required for building permit approvals;
5. Sewer - Individual on-site systems, - Alternative systems are proposed for Lots 1, 2 and 3 of this Short Plat which may have special design, construction and maintenance requirements, see Health Officer for details;
6. Basis of Bearings - East line of NE ¼ per survey filed in Book of Survey's, Volume 4, page 72, AF# 8301170049;
7. This survey was accomplished by field traverse using: 2 second digital electronic Total Station, and 6 second optical micrometer Total Station, and 6 second scale reading Theodolite with top-mount EDM;
8. The subject property may be affected by easements or restrictions in instruments filed in AF#7911060034;
9. Individual lot accesses to Grip Road for Lots 1 and 2, and for Lots 3 and 4, shall be combined;
10. The well located on this Lot (4) of Short Plat 92-039 does not meet the 100 foot radius well-protection zone specified in SCC 12.48.240(5). Prospective purchasers are advised to contact the Skagit County Health Department if they have questions about this well.

C. EASEMENT AND TERMS AND CONDITIONS THEREOF:

| | |
|----------------|---------------------------------------|
| Disclosed By: | Plat of said short plat |
| Purpose: | Ingress, egress and utilities |
| Area Affected: | Easterly 30 feet and as shown thereon |



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9/13/1999 Page 3 of 3 9:23:59AM