



199912290065

WHEN RECORDED RETURN TO:

Kathy Hill, Skagit County Auditor

12/29/1999 Page 1 of 2 11:23:23AM

JAMES E. ANDERSON P.S.
P.O. BOX 727
ANACORTES, WA 98221

QUIT CLAIM DEED

THE GRANTOR, ALICE SHIRLEY GRACE, a widow and single woman, in consideration of love and affection, conveys and quitclaims an undivided one-half interest unto LYNN GARY GRACE, aka LYNN G. GRACE and LINDA GRACE, husband and wife, the GRANTEES, in the following described real property located in Skagit County, Washington, together with any and all after acquired title to said property:

LEGAL DESCRIPTION:

PARCEL 1: Lots 1 through 3, inclusive, Block 2, J.H. Havekost's Addition to Anacortes, according to the plat thereof recorded in Volume 1 of Plats, page 23, records of Skagit County, Washington.

PARCEL 2: All, or fractional portions thereof, of Lots 3, 4, 5, 6, 7, 14, 15, 16, 17 and 18, Block 1, of Nelson's Addition to the City of Anacortes lying West of the Seattle and Northern Railway right-of-way, together with that portion of vacated alley lying between said lots. More complete legal attached on page 2.

Tax Parcel Nos.: 3798-002-003-0008, P57284
3807-001-007-0000; P58057
3807-001-018-0106; P58062

DATED this 28th day of December, 1999.

33111
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID

DEC 29 1999

Amount Paid \$
Skagit County Treasurer
By: Deputy

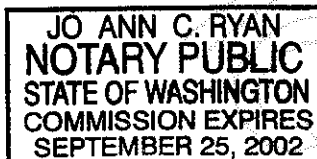
Alice Shirley Grace
ALICE SHIRELY GRACE

QUITCLAIM DEED - 1

STATE OF WASHINGTON)
) SS
COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that ALICE SHIRLEY GRACE signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in the instrument.

DATED: 12-28-99



Jo Ann C. Ryan
Notary Public in and for the State
of Washington, residing at: _____

Anacortes
My appointment expires: 9-25-02

JO ANN C. RYAN
(Printed Name)

PARCEL 2 Legal Continued:

Lots 3, 4, 5 and that portion of Lots 6 and 7, lying west of the Northern Railway Company right of way, all in Block 1, Nelson's Addition to the City of Anacortes, as the same is recorded in the office of the County Auditor, at Mount Vernon, Washington.

Said property shall also include the following:

Fractional Lot 14 and Lots 15, 16, 17 and 18, together with the south half of the vacated alley adjacent to and adjoining said lots and fractional lot, EXCEPTING THEREFROM that portion of fractional Lot 14 and those portions of Lots 15 and 16 and of the vacated alley lying easterly and northeasterly of a line 45 feet distant southwesterly from and parallel with the southwesterly margin of the Seattle and Northern Railway right-of-way, ALL in Block One of the Plat of Nelson's Addition to Anacortes, as recorded in Volume 2 of Plats at page 102, records of Skagit County, Washington, said railway right-of-way hereinabove referred to being as it existed on the date of record of said Nelson's Addition, and as shown thereon.

The above described property shall not include certain real property conveyed by Warranty Deed to the City of Anacortes pursuant to a deed dated September 8, 1971 and filed under Skagit County Auditor's File No. 758800.

QUITCLAIM DEED - 2



Kathy Hill, Skagit County Auditor
12/29/1999 Page 2 of 2 11:23:23AM