



200002140129
Kathy Hill, Skagit County Auditor
2/14/2000 Page 1 of 2 12:59:08PM

AFTER RECORDING MAIL TO:

Stanley R. Byrd, Inc., P.S.
2150 North 107th Street, #150
Seattle, WA 98133

33829
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID

QUIT CLAIM DEED

The Grantor, **Geraldine J. Testone, (aka Geraldine J. Van Heesch)** a single woman **FEB 14 2000**

for and in consideration of transfer to a wholly-owned family limited partnership

Amount Paid \$ 0
Skagit County Treasurer
By: *[Signature]* Deputy

convey and quit claim to the **GERALDINE J. TESTONE FAMILY LIMITED PARTNERSHIP** the Grantor's interest in the following described real estate, situated in the County of Skagit, State of Washington, including any interest therein which Grantor may hereafter acquire:

Tax Parcel No. 330301-0-009-0206

That portion of the North 20 acres of Government Lot 5, Section 1, Township 33 North, Range 3 East, W.M., lying outside the dike and within the following described tract:

Commencing at the East quarter corner of said Section 1; Thence north 0° 28' 11" West, along the East line of said Section 1, 1314.91 feet to the Northeast corner of Government Lot 10 said Section 1, Thence South 89° 40' 05" West, along the North line of said Lot 10 and Line extended, 1513.80 feet to a point on the dike and on the North line of said Government Lot 5, said point being north 89° 40' 05" East 1107.00 feet from the Northwest corner of said Government Lot 5; thence South 17° 52' 21" West, along said dike, 161.09 feet to the true point of beginning; thence continue south 17° 52' 21" West, along said dike, 161.09 feet; thence South 78° 48' East 310 feet, more or less, to the Skagit River; thence Northeasterly along said River 177 feet, more or less, to a point that is South 78° 48' East from the True Point of Beginning; thence North 78° 48' West 430 feet, more or less, to the True Point of Beginning.

EXCEPT any portion thereof lying within the South half of said Government lot 5 and EXCEPT dike and ditch rights of way and EXCEPT a strip of land 24 feet wide West from the base of the dike conveyed to Skagit County for road purposes by deeds dated April 2, 1912, and recorded under Auditor's File Nos. 90689 and 90883, and ALSO EXCEPT the following described tract: Beginning at a point 246 feet South of the Southeast corner of Lot 1, Block "D", "Town Plat of Skagit City", according to the plat recorded in Volume 2 of plats, Page 111, Records of Skagit County, Washington, thence West 57 feet; thence North 56 feet; thence West 159 feet; thence South 114 feet; thence East 253 1/2 feet; thence North 58 feet; thence West 37 1/2 feet to the place of beginning, and ALSO EXCEPT the following described tract: Beginning at a point 303 feet South and 4 feet East of the said Southeast corner of Lot 1, Block "D", Plat of Skagit City above referred to; thence West 220 feet; thence South 60 feet; thence East 220 feet; thence North 60 feet to the place of beginning, and ALSO EXCEPT the following described tract: Beginning at a point 190 feet South and 43 feet East of the Southeast corner of Lot 1, Block "D", Plat of Skagit City, thence West 100 feet; thence South

56 feet; thence East 100 feet; thence North to the Point of Beginning.

Subject to and together with a non-exclusive easement for ingress and egress, road and utilities, over, under, and upon the Westerly 60 feet of that portion of the North 20 acres of said Government Lot 5, lying outside the dike.

Note: Above described tract not to be used for building site.

DATED: February 3, 2000

Geraldine J. Testone

Geraldine J. Testone

STATE OF WASHINGTON)
)ss
COUNTY OF KING)

On February 3, 2000, personally appeared before me **GERALDINE J. TESTONE** known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to this document and acknowledged that she executed the same.

Stanley R. Byrd

NOTARY PUBLIC in and for the State of
Washington, residing at Seattle, Washington
My commission expires 3/1/02
Stanley R. Byrd

STANLEY R. BYRD
NOTARY PUBLIC
STATE OF WASHINGTON
COMMISSION EXPIRES
MARCH 1, 2002



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2/14/2000 Page 2 of 2 12:59:08PM