



200101040043

Skagit County Auditor

1/4/2001 Page 1 of 2 11:40:32AM

WHEN RECORDED RETURN TO

Name Piazza Construction

Address 120 E George Hopper Road #200

City, State, Zip Burlington Wa 98233



**LAND TITLE
COMPANY**

FILED FOR RECORD AT REQUEST OF

Land Title Company

Partial Reconveyance

T-90679-E

The undersigned as trustee under that certain Deed of Trust dated..... January 10 1994,
in which..... PIAZZA CONSTRUCTION, INC. is grantor
and DENNIS J BEATON AND LYNDA R BEATON is beneficiary,
recorded on..... Jan 26 94, as Auditor's File No. 9401260094, in Volume.....
of Official Records, page....., records of..... Skagit County, Washington, having
received from the beneficiary under said Deed of Trust a written request to reconvey a portion of the real property
described in said deed, does hereby reconvey, without warranty, **to the person(s) entitled thereto**, the right,
title and interest now held by said trustee in and to the portion of the real property described in said Deed of
Trust, situated in Skagit County, Washington, as follows:

See Attached Legal

Ptn 17-34-4 P25760, P25759, P25785

Dated..... January 4 2001

LAND TITLE COMPANY OF SKAGIT COUNTY
(Trustee)

By BILL RONHAAR
MANAGER

STATE OF WASHINGTON }
COUNTY OF..... } ss.

STATE OF WASHINGTON }
COUNTY OF..... Skagit } ss.

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

On this 4th day of..... January 2001,
before me, the undersigned, a Notary Public in and for the State of Washington,
commissioned and sworn, personally appeared.....
BILL RONHAAR, to me known to be
the authorized signatory of Land Title Company, the
corporation that executed the foregoing instrument, and acknowledged said
instrument to be the free and voluntary act and deed of said corporation, for the
uses and purposes therein mentioned, and on oath stated that _____ he is
authorized to execute the said instrument.

GIVEN under my hand and official seal this
..... day of

Notary Public in and for the State of Washington,
residing at
My appointment expires:

Witness my hand and official seal hereto affixed the day and year first above
written.

Sharon R. Anthony

SHARON R. ANTHONY
Notary Public in and for the State of Washington,
residing at MOUNT VERNON
My appointment expires: 9-6-2001

EXHIBIT "A"

LEGAL DESCRIPTION

That portion of the Northwest quarter of Section 17, Township 34 North, Range 4 East, W.M., described as follows:

Commencing at the Northwest corner of said Section 17; thence South 1° 01' 14" West along the West line of said Section 17, a distance of 568.56 feet to an existing monument at the intersection of Pacific Place and Riverside Drive; thence South 87° 57' 04" East along the centerline of said Pacific Place 50.01 feet; thence South 0° 01' 14" West 30.00 feet to the TRUE POINT OF BEGINNING said point being at the intersection of the Southerly right-of-way of Pacific Place and the Easterly right-of-way of Riverside Drive; thence South 87° 57' 04" East along the Southerly right-of-way of Pacific Place a distance of 19.97 feet; thence South 40° 55' 42" West 31.12 feet to the Easterly right-of-way of Riverside Drive; thence North 1° 01' 14" East 24.23 feet to the TRUE POINT OF BEGINNING.

Containing 242 square feet.

That portion of the Northwest quarter of Section 17, Township 34 North, Range 4 East, W.M., described as follows:

Commencing at the Northwest corner of said Section 17; thence South 1° 01' 14" West along the centerline of Riverside Drive a distance of 716.65 feet; thence South 88° 58' 46" East 30.00 feet to the East right-of-way line of Riverside Drive and the TRUE POINT OF BEGINNING; thence continue South 88° 58' 46" East 11.00 feet; thence North 1° 01' 14" East 54.85 feet to a point on the Easterly right-of-way line of Riverside Drive; thence North 88° 58' 46" West 11.00 feet to an angle point in said right-of-way; thence South 1° 01' 14" West along said right-of-way 54.85 feet to the TRUE POINT OF BEGINNING.

Containing 603 square feet.

P 25760

P 25759

P 25785



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, Skagit County Auditor