



200106250179

, Skagit County Auditor

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AFTER RECORDING MAIL TO:

Name **NOOKACHAMP HILLS LLC**,  
Address **160 CASCADE PLACE #211**  
City, State, Zip **BURLINGTON, WA 98233**  
**B64631**

Filed for Record at Request First American Title of Skagit County

## Quit Claim Deed

FIRST AMERICAN TITLE CO.

B64631 E

THE GRANTOR **M.V. ASSOCIATES**, a Washington Limited Partnership for and in consideration of **458-61-255** conveys and quit claims to **NOOKACHAMP HILLS LLC**, a Washington Limited Liability Company 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:

See Exhibit A attached hereto and made a part hereof.

Abbreviated Legal: **25-35-4-NE-SE**

# **91560**  
SKAGIT COUNTY WASHINGTON  
Real Estate Excise Tax

**JUN 25 2001**

Amount Paid ☒  
Skagit Co. Treasurer  
By *[Signature]* Deputy

Assessor's Property Tax Parcel Account Number(s):

*June*  
Dated *May* **15th**, 2001

**340425-4-001-0008**

**340425-1-004-0100**

**340425-1-003-0200**

M.V. Associates, a Washington Limited Partnership

*Ross H. Larson*  
By: **Ross H. Larson**

*Vern H. Larson*  
By: **Vern Larson**

*Ruth Ann Larson*  
By: **Ruth Ann Larson**

*Ruby Larson*  
By: **Ruby Larson**

<<Limited Partnership>>

STATE OF

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} SS.

COUNTY OF

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On this day before me, the undersigend, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared **Ross H. Larson and Ruth Ann Larson** to me known to be the individual (s) described in and who executed the foregoing instrument, as a General partner **MV Associates**, a Limited Partnership, and acknowledged to me that **Ross H. Larson and Ruth Ann Larson** signed and sealed this said instrument as his/her/their free and voluntary act and deed, for the uses and purposes therein mentioned, and on oath stated they are authorized to execute the said instrument.

GIVEN under my hand and official seal this 15 day of <sup>June</sup>~~May~~, 2001



Kathy D. Williams  
Notary in and for the State of: WASH.  
Residing at: Selah  
My commission expires: 10-10-04

<<Limited Partnership>>

STATE OF

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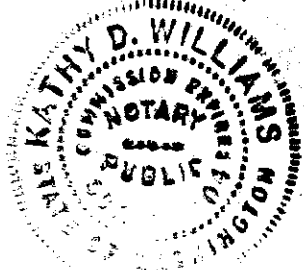
} SS.

COUNTY OF

}

On this day before me, the undersigend, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared **Vern Larson and Ruby Larson** to me known to be the individual (s) described in and who executed the foregoing instrument, as a General partner of the **MV Associates**, a Limited Partnership, and acknowledged to me that **Vern Larson and Ruby Larson** signed and sealed this said instrument as his/her/their free and voluntary act and deed, for the uses and purposes therein mentioned, and on oath stated they are authorized to execute the said instrument.

GIVEN under my hand and official seal this 15 day of <sup>June</sup>~~May~~, 2001



Kathy D. Williams  
Notary in and for the State of WASH.  
Residing at: Selah  
My commission expires: 10-10-04



Exhibit "A"

SOUTH 1/2

Those portions of the ~~Southeast 1/4~~ of the Northeast 1/4 and of the Northeast 1/4 of the Southeast 1/4 of Section 25, Township 35 North, Range 4 East, W.M. lying within those premises conveyed to MV Associates, a Washington limited partnership, by deed dated July 25, 1979 and recorded as Auditor's File No. 7908080023 and later rerecorded as Auditor's File No. 7908310024 EXCEPT the five following described tracts:

- 1) Tracts<sup>8,9</sup> 10, 11, 12 and 14 of a 20 acre parcel survey recorded in Volume 4 of Surveys at Pages 56-61, inclusive, as Auditor File No. 8212140010 and commonly known as "The Uplands".
- 2) That portion thereof conveyed to Michael L. Schons, et ux, by deed dated January 25, 1983 and recorded as Auditor's File No. 8302090047, said premises being delineated on a survey recorded in Volume 6 of Surveys at Page 52 as Auditor's File No. 8503250034.
- 3) That portion thereof conveyed to Michael L. Schons, et ux, by deed dated January 12, 1983 and recorded as Auditor's File No. 8302090044.
- 4) That portion thereof, if any, lying within those certain premises conveyed to Michael L. Schons, et ux, by deed dated July 2, 1979 and recorded as Auditor's File No. 7908310025.
- 5) That portion thereof lying Easterly and Southeasterly of the following described line:  
Begin at the East quarter corner of said Section 25; thence South 01 degrees 34' 50" West a distance of 447.20 feet; thence North 88 degrees 25' 10" West a distance of 60.00 feet to the Westerly line of Otter Pond Drive and the beginning of a non-tangent curve to the Right having a radius point which bears North 88 degrees 25' 10" West 470.00 feet; thence Southerly along said Westerly line and said curve to the Right through a central angle of 38 degrees 25' 10" an arc distance of 315.16 feet; thence South 40 degrees 00' 00" West 307.74 feet, more or less, to an intersection with the South line of that certain Record of Survey recorded in Volume 6 of Short Plats, Page 52 extended West, said point of intersection being the terminus of this line description.



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