

Return
Name and Address:

JACKSON SCHMIDT
Pepple Johnson Cantu & Schmidt
1218 Third Avenue #1900
Seattle, WA 98101



200204030057

Skagit County Auditor

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NAME OF GRANTOR: Wheeler, Mark F.
Johnson, Cynthia B.

NAME OF GRANTEE: Timmers, Henri

ABBREVIATED LEGAL DESCRIPTION: Ptn. Of Gov. Lot 2, S33, T36N, R3E
Complete legal description is on Exhibits A and A-1 of document.

ASSESSOR'S PROPERTY TAX
PARCEL ACCOUNT NUMBERS: Ptn. of 360333-0-003-0003

QUITCLAIM DEED

MARK F. WHEELER and CYNTHIA B. JOHNSON, husband and wife, ("Grantor"), for and in consideration of ADJUSTMENT OF BOUNDARY LINES, convey and quitclaim to HENRI TIMMERS, a single person, ("Grantee") all of Grantor's right, title and interest, in the real property located in Skagit County, Washington, and described in Exhibits A and A-1 attached hereto, and all improvements and appurtenances related thereto.

Grantor also conveys and quitclaims to Timmers a non-exclusive easement in gross for non-motorized, recreational use consisting of activities such as walking, jogging, bicycling and other similar activities, over, along, and across the existing road lying north of the north line of that property quitclaimed to Timmers herein and running northerly to its intersection with the existing dike.

THIS DEED IS GRANTED SUBJECT TO THE FOLLOWING COVENANT RESTRICTING THE USE OF THE ABOVE DESCRIBED REAL PROPERTY: The above described property will be combined or aggregated with contiguous property owned by the Grantee. The boundary adjustment is not for the purpose of creating an additional building lot.

DATED: 1/11, ²⁰⁰²~~2001~~.

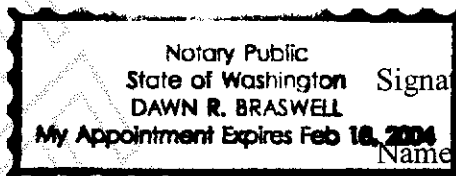

MARK F. WHEELER


CYNTHIA B. JOHNSON

STATE OF Washington)
COUNTY OF King) ss.

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

Given under my hand and official seal this 11 day of January, 2002.



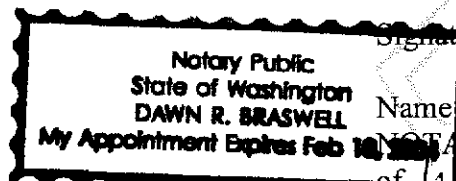
Signature: [Signature]
Name (Print): Dawn R. Braswell

NOTARY PUBLIC in and for the State
of Washington, residing at Boothell
My appointment expires: 2/18/04

STATE OF Washington)
COUNTY OF King) ss.

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

Given under my hand and official seal this 11 day of January, 2002.



Signature: [Signature]
Name (Print): Dawn R. Braswell

NOTARY PUBLIC in and for the State
of WA, residing at Boothell
My appointment expires: 2/18/04

1387
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

APR 03 2002

Amount Paid \$ 2
By [Signature] Skagit Co. Treasurer
Deputy



200204030057
Skagit County Auditor

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CONVEYANCE FROM WHEELER TO TIMMERS

A PORTION OF GOVERNMENT LOT 2, SECTION 33, TOWNSHIP 36 NORTH, RANGE 3 EAST, W.M., SKAGIT COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

COMMENCING AT THE MEANDER CORNER POST IN THE RIGHT BANK OF THE NORTH SAMISH RIVER WHERE THE WEST LINE OF SAID SECTION 33 CROSSES SAID NORTH SAMISH RIVER; THENCE ALONG SAID WEST LINE NORTH 00°25'38" EAST A DISTANCE OF 347.82 FEET TO THE NORTHWEST CORNER OF THAT CERTAIN TRACT OF LAND CONVEYED TO HENRI TIMMERS BY DEED RECORDED UNDER FILE NO. 9306210137 IN THE OFFICE OF THE AUDITOR, SAID COUNTY AND STATE, AND THE POINT OF BEGINNING. SAID POINT ALSO BEARS SOUTH 00°25'38" WEST A DISTANCE OF 53.01 FEET FROM A 2" BRASS CAP ON A PIPE MARKING THE WEST QUARTER CORNER OF SAID SECTION 33; THENCE ALONG THE SAID WEST LINE OF SECTION 33, NORTH 00°25'38" EAST A DISTANCE OF 53.01 FEET TO THE SAID WEST QUARTER CORNER; THENCE ALONG THE NORTH LINE OF SAID GOVERNMENT LOT 2, NORTH 89°36'36" EAST A DISTANCE OF 53.83 FEET TO A CURVE TO THE LEFT, HAVING A RADIUS OF 46.49 FEET, A CENTRAL ANGLE OF 66°47'19", AN ARC DISTANCE OF 54.20 FEET AND A RADIUS POINT WHICH BEARS NORTH 74°55'19" EAST FROM THE LAST DESCRIBED POINT; THENCE SOUTH 81°52'00" EAST A DISTANCE OF 116.78 FEET TO A CURVE TO THE RIGHT, HAVING A RADIUS OF 50.22 FEET, A CENTRAL ANGLE OF 75°52'26", AN ARC DISTANCE OF 66.50 FEET AND A TANGENT WHICH BEARS THE LAST DESCRIBED COURSE; THENCE ALONG SAID CURVE TO THE EAST LINE OF THAT CERTAIN TRACT OF LAND CONVEYED TO MARK WHEELER AND CYNTHIA JOHNSON BY RECORDING NO. 9508160055 SAID COUNTY AND STATE; THENCE ALONG SAID EAST LINE SOUTH 00°34'02" EAST A DISTANCE OF 170.23 FEET TO THE NORTH SAMISH RIVER; THENCE WESTERLY ALONG SAID NORTH SAMISH RIVER TO AN INTERSECTION WITH THE EAST LINE OF SAID TIMMERS TRACT PROJECTED SOUTHERLY; THENCE NORTH ALONG SAID PROJECTED LINE TO THE SOUTHEAST CORNER OF SAID TIMMERS PROPERTY; THENCE ALONG THE BOUNDARY OF SAID TIMMERS PROPERTY THE FOLLOWING 2 COURSES AND DISTANCES; THENCE NORTH 161.04 FEET; THENCE WEST 204.60 FEET TO THE NORTHWEST CORNER OF SAID TIMMERS PROPERTY AND THE POINT OF BEGINNING

EXCEPT ANY PORTION THEREOF LYING WITHIN THE DIKING DISTRICT AND DRAINAGE DISTRICT RIGHT OF WAYS

SUBJECT TO ALL EASEMENTS, WEATHER OF RECORD OR APPARENT.

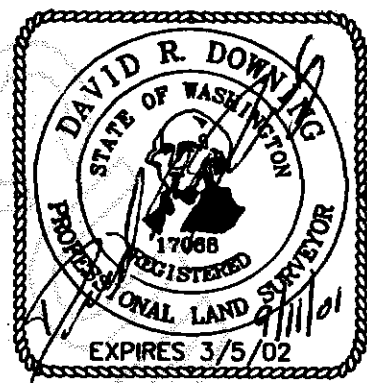
EXHIBIT A



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BOUNDARY ADJUSTMENT

Reviewed and approved

in accordance with S.C.

Code Chapter 14.18

Shawn Rooden

SKAGIT CO. PLANNING & PERMIT CNTR

Date: 2/8/2002



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DATE: 9/6/01
SCALE: 1" = 50'
JOB# 95043
SH 1 OF 1

(360) 653-5385



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