



200208230128
Skagit County Auditor

8/23/2002 Page 1 of 3 11:47AM

AFTER RECORDING MAIL TO:

Name 10703 CHELAN WAY, CAROL LYNN BIGGERSTAFF
Address 10703 CHELAN WAY
City, State, Zip SEDRO WOOLLEY, WA 98284
00069664

Filed for Record at Request of First American Title of Skagit County

Quit Claim Deed

FIRST AMERICAN TITLE CO.

69164E

THE GRANTORS Jim J. Talley and Carol Lynn Meyers, who acquired title as Carol Lynn Talley, each as their separate estate for and in consideration of WAC 458-61-410 (Gift for love and affection) conveys, and quit claims to Carol Lynn Biggerstaff, formerly Carol Lynn Talley 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.

3891
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

AUG 23 2002

Amount Paid \$ 0
Skagit Co. Treasurer
By *[Signature]* Deputy

Assessor's Property Tax Parcel Account Number(s): 350427-0-039-0108 P37759, 350427-0-039-0009 P37758

Dated July 31, 2002

[Signature]
Jim J. Talley

[Signature]
Carol Lynn Biggerstaff, formerly known as
Carol Lynn Talley

STATE OF WASHINGTON } ss
COUNTY OF Pierce

I certify that I know or have satisfactory evidence that Jim J. Talley IS the person who appeared before me, and said persons acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 7/31/02

[Signature]
Notary Public in and for the State of Washington
Residing at Wacoma, wa
My appointment expires: 10/24/03

Schedule "C"



200208230128

Skagit County Auditor

8/23/2002 Page 2 of 3 11:47AM

Parcel "A":

That portion of the West 1/2 of the Northwest 1/4 of the Southwest 1/4 of Section 27, Township 35 North, Range 4 East, W.M., described as follows:

Beginning at the point of intersection of the East line of said subdivision with the North line of the State Highway running through said subdivision; thence South 60 degrees 23' 30" West along said State Highway right-of-way line 61.48 feet; thence North 15 degrees 40' West, 196.46 feet to the true point of beginning; thence East, 106.58 feet, more or less, to a point on the East line of said West 1/2 of the Northwest 1/4 of the Southwest 1/4 which is 158.73 feet North of the intersection of said East line with the North line of the State Highway right-of-way; thence North 0 degrees 01' 45" East along said East line, 100 feet; thence West, 134.68 feet, more or less, to a point which bears North 15 degrees 40' West, 103.88 feet from the true point of beginning; thence South 15 degrees 40' East, 103.88 feet to the true point of beginning.

TOGETHER WITH non-exclusive easements for ingress, egress and utilities over and across those portions of the West 1/2 of the Northwest 1/4 of the Southwest 1/4 of Section 27, Township 35 North, Range 4 East, W.M., described as follows:

Beginning at the point of intersection of the East line of said subdivision with the North line of the State Highway running through said subdivision; thence South 60 degrees 23' 30" West along said State Highway right-of-way line, 61.48 feet to the true point of beginning; thence continue South 60 degrees 23' 30" West along said State Highway right-of-way line, 51.52 feet; thence North 15 degrees 40" West, 409.90 feet, more or less, to the Southerly right-of-way line of the Puget Sound & Baker River Railway; thence East, 51.94 feet, more or less, to a point which lies North 15 degrees 40' West, 383.43 feet from the true point of beginning; thence South 15 degrees 40' East, 383.43 feet to the true point of beginning.

The Westerly 10 feet, measured by a line drawn parallel to, and 10 feet Easterly of the Westerly line of the following described tract:

Beginning at the point of intersection of the East line of said subdivision with the North line of the State Highway running through said subdivision; thence South 60 degrees 23' 30" West along said State Highway right-of-way line 61.48 feet; thence North 15 degrees 40' West, 196.46 feet; thence East, 106.58 feet, more or less, to a point on the East line of said West 1/2 of the Northwest 1/4 of the Southwest 1/4 that is 158.73 feet North of the point of beginning; thence South along said East line, 158.73 feet to the point of beginning.

Schedule "C" - continued

Parcel "B":

That portion of the West 1/2 of the Northwest 1/4 of the Southwest 1/4, Section 27, Township 35 North, Range 4 East, W.M., described as follows:

Beginning at the point of intersection of the East line of said subdivision with the North line of the State Highway running through said subdivision; thence South 60 degrees 23' 30" West along said State Highway right-of-way line, 61.48 feet to the true point of beginning; thence continue South 60 degrees 23' 30" West along said State Highway right-of-way, 51.52 feet; thence North 15 degrees 40' West, 409.90 feet, more or less, to the Southerly right-of-way line of the Puget Sound & Baker River Railway; thence East, 51.94 feet, more or less, to a point which lies North 15 degrees 40' West, 383.43 feet from the true point of beginning; thence South 15 degrees 40' East, 383.43 feet to the true point of beginning; EXCEPT mineral rights as reserved in Deed from W.M. Lindsey and Emma Lindsey, husband and wife, dated October 27, 1902, recorded October 28, 1902, under Auditor's File No. 41861.



200208230128

Skagit County Auditor

8/23/2002 Page 3 of 3 11:47AM