



200304250161

Skagit County Auditor

Name: Kendall D. Gentry

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Address: 14481 Jura Way LaneCity and State: Anacortes, WA 98221Tax Account Number: 4110-000-029-0006; 4110-000-030-0003; 4110-000-031-0002; 4110-000-033-0000
Escrow #: JM-1092

FIRST AMERICAN TITLE CO.

**QUIT CLAIM DEED
EASEMENT**

A72080E-1

THE GRANTOR Bruce E. Backland and Cynthia A. Backland, husband and wife, as to Lots 28 and 29; Anne M. Smith and Ronald R. Smith, wife and husband, as to Lot 30; Kendall D. Gentry and Nancy F. Gentry, husband and wife, as to Lot 31; and Janis R. Morris, as Personal Representative (in Snohomish County Probate Cause No. 00-4-00519-4) of the Estate of Charles Edward Morris, Jr., deceased, as to Lots 32 and 33,

for and in consideration of easement only, no consideration,

conveys and quit claims to Bruce E. Backland and Cynthia A. Backland, husband and wife, as to Lots 28 and 29; Anne M. Smith and Ronald R. Smith, wife and husband, as to Lot 30; Kendall D. Gentry and Nancy F. Gentry, husband and wife, as to Lot 31; and Janis M. Morris, as Personal Representative (in Snohomish County Probate Cause No. 00-4-00519-4) of the Estate of Charles Edward Morris, Jr. deceased, as to Lots 32 and 33,

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:

The non-exclusive easement described on Exhibit "A" herein over, under and across portions of Lots 26-33, inclusive, "Gibraltar Annex" as per plat recorded in Volume 7 of Plats, Page 9, records of Skagit County, Washington.

The parties hereto further agree as follows:

- 1 The existing 12-foot wide roadway easement along the Westerly lines of said Lots 28, 29, 30 and 31 established by various recorded documents is hereby terminated and declared to be null and void.
- 2 That the maintenance costs of the easement described on Exhibit "A" shall be borne $\frac{1}{4}$ by the owners of Lots 28 and 29; and $\frac{1}{4}$ by the owners of Lot 30; and $\frac{1}{4}$ by the owners of Lot 31; and $\frac{1}{4}$ by the owners of Lots 32 and 33.
- 3 That the Grantees and their successors in interest shall have no rights to utilize those portions of the easement road described on Exhibit "A" herein lying Southerly of their own lot ownerships.
- 4 That this easement may be executed in counterparts.

Dated this 16 day of April, 2003

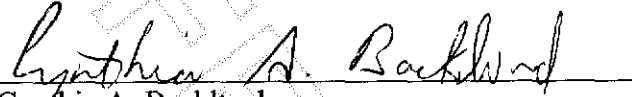
The seven signatures for this deed are found on Exhibit "B" hereto.

Exhibit "B"

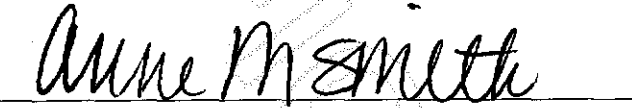
Seven signatories to Easement



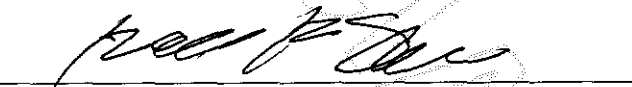
Bruce E. Backlund




Cynthia A. Backlund



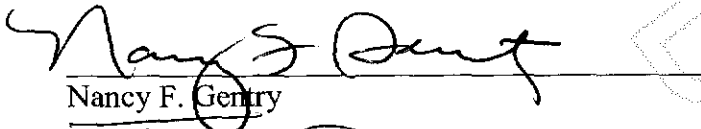
Anne M. Smith



Ronald R. Smith



Kendall D. Gentry



Nancy F. Gentry



Janis R. Morris, as Personal Representative of the
Estate of Charles Edward Morris, Jr., deceased



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STATE OF WASHINGTON,
County of Skagit } ss.

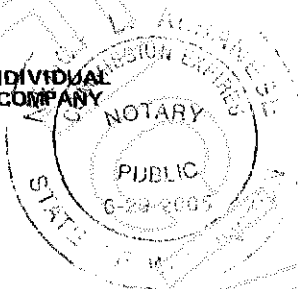
On this day personally appeared before me Bruce E. Backlund & Cynthia A. Backlund
to me known to be the individual they described in and who executed the within and foregoing instrument, and
acknowledged that they signed the same as their free and voluntary act and deed, for the
uses and purposes therein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

GIVEN under my hand and official seal this 16 day of April 2003
Nancy L. Albanese

Notary Public in and for the State of Washington,
residing at Anacortes

My appointment expires 6-29-05

ACKNOWLEDGMENT - INDIVIDUAL
FIRST AMERICAN TITLE COMPANY
WA - 46



Assessment
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID

APR 25 2003

Amount Paid \$ 8
Skagit County Treasurer
By: Hum Deputy

STATE OF WASHINGTON,
County of Skagit } ss.

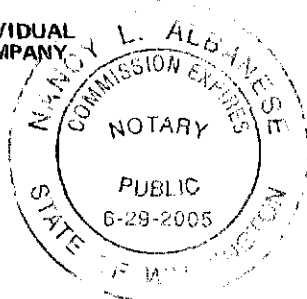
On this day personally appeared before me Ronald R. Smith & Anne M. Smith
to me known to be the individual they described in and who executed the within and foregoing instrument, and
acknowledged that they signed the same as their free and voluntary act and deed, for the
uses and purposes therein mentioned.

GIVEN under my hand and official seal this 16 day of April 2003
Nancy L. Albanese

Notary Public in and for the State of Washington,
residing at Anacortes

My appointment expires 6-29-05

ACKNOWLEDGMENT - INDIVIDUAL
FIRST AMERICAN TITLE COMPANY
WA - 46



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Skagit County Auditor

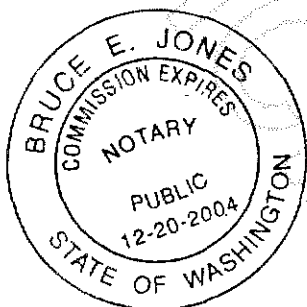
STATE OF WASHINGTON, }
County of Snohomish } ss.

ACKNOWLEDGMENT - Representative Capacity

I certify that I know or have satisfactory evidence that Janice R. Morris
is the person who appeared before me, and said person acknowledged that he/she signed this instrument, on oath stated that he/she
was authorized to execute the instrument and acknowledged it as the (personally and) Personal Representative
of the Estate of Charles Edward Morris Jr., deceased of

to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

4/23/03
GIVEN under my hand and official seal the day and year last above written.



Bruce E. Jones
Notary Public in and for the State of Washington,
residing at Edmonds
My appointment expires 12-20-2004



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This jurat is page _____ of _____ and is attached to _____ dated _____

LISSE & ASSOCIATES, PLLC

320 Milwaukee St, PO Box 1109, Mount Vernon WA 98273 (360) 419-7442 FAX (360) 419-0581

Exhibit "A"

A non-exclusive mutually beneficial easement for ingress, egress and utilities (and maintenance thereof based upon usage) over, under and across portions of Tracts 26, 27 (also shown as Roadway on the face of the plat), 28, 29, 30 and 31 "Gibralter Annex", according to the plat thereof recorded in Volume 7 of Plats, page 9, records of Skagit County, Washington and being more particularly described as follows:

BEGINNING at the Northwesterly corner of said Lot 26, from which the North line of said lot bears South 77°04'00" East;
thence South 6°00'19" East for a distance of 30.04 feet;
thence South 4°56'55" West for a distance of 30.36 feet;
thence South 10°14'32" West for a distance of 123.87 feet;
thence South 2°24'43" West for a distance of 72.73 feet, more or less, to the South line of said Lot 30, Plat of Gibralter Annex;
thence South 7°21'26" East for a distance of 59.68 feet, more or less, to the South line of said Lot 31, Plat of Gibralter Annex;
thence North 68°07'30" West along said South line for a distance of 17.19 feet;
thence North 7°21'26" West for a distance of 52.57 feet;
thence North 2°24'43" East for a distance of 75.04 feet;
thence North 10°14'32" East for a distance of 120.80 feet, more or less, to the westerly line of said Tract 27 (Roadway);
thence North 47°55'00" East along said westerly line for a distance of 6.11 feet, more or less, to an angle point on said westerly line;
thence North 10°18'00" East along said westerly line or westerly line extended for a distance of 58.33 feet to the POINT OF BEGINNING.

SUBJECT TO and TOGETHER WITH easements, reservations, restrictions, covenants, liens, leases, court causes and other instruments of record.

Situate in the County of Skagit, State of Washington.

The grant of this easement shall also eliminate the existing roadway easement along the westerly 12 feet of Lots 28 to 31 inclusive.



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STATE OF WASHINGTON, }
County of Skagit } ss.

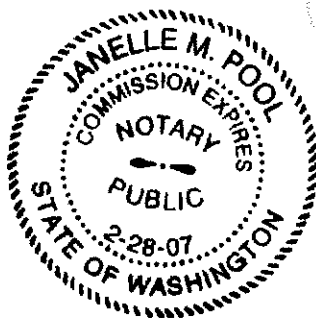
On this day personally appeared before me Kendall D. & Nancy F. Gentry
to me known to be the individual described in and who executed the within and foregoing instrument, and
acknowledged that they signed the same as Their free and voluntary act and deed, for the
uses and purposes therein mentioned.

GIVEN under my hand and official seal this 25th day of April 2003

Janelle M. Pool
Notary Public in and for the State of Washington,
residing at SEORA Wooten

My appointment expires 02/28/07

ACKNOWLEDGMENT - INDIVIDUAL
FIRST AMERICAN TITLE COMPANY
WA - 46



STATE OF WASHINGTON, }
County of } 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.

GIVEN under my hand and official seal this day of

Notary Public in and for the State of Washington,
residing at

My appointment expires

ACKNOWLEDGMENT - INDIVIDUAL
FIRST AMERICAN TITLE COMPANY
WA - 46



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