

When Recorded Please Return To:  
Lawrence A. Pirkle  
321 West Washington, Suite 300  
Mt. Vernon, WA 98273



200403160160

Skagit County Auditor

3/16/2004 Page

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2 3:47PM

This Space For Recorder's Use Only

### QUIT CLAIM DEED

**THE GRANTOR**, JEANNE O. ROBESON, as Personal Representative for the Estate of BRUCE J. ROBESON, under Skagit County Cause No. 03-4-00300-0 and JEANNE O. ROBESON, a widow, for and in consideration of distribution of estate assets, conveys and quit claims to **GRANTEE**, JEANNE O. ROBESON, Trustee of the BRUCE J. ROBESON Irrevocable Credit Trust dated October 17, 2003, the following described real estate, situated in the County of Skagit, State of Washington, together with all after acquired title of the grantor therein.

**Assessor's Parcel No:** P60202 3830-000-111-0006

Unit No. 111, of Skyline No. 17, as per attached Exhibit "A" and by this reference made a part hereof.

Dated 16 day of March, 2004

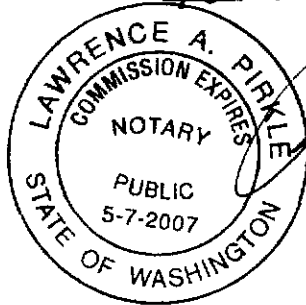
Jeanne O. Robeson  
Jeanne O. Robeson,  
as Personal Representative  
for the Estate of Bruce J. Robeson

Jeanne O. Robeson  
Jeanne O. Robeson, Individually

State of Washington)  
                                  )ss.  
County of Skagit     )

On this day personally appeared before me JEANNE O. ROBESON to me 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 16 day of March, 2004



Lawrence A. Pirkle  
LAWRENCE A. PIRKLE

Notary Public in and for the State of Washington  
Residing at: Mt. Vernon  
My Commission Expires: 5/7/07

#1217  
SKAGIT COUNTY WASHINGTON  
Real Estate Excise Tax  
PAID

MAR 16 2004

Amount Paid \$  
By: Skagit County Treasurer  
Deputy

EXHIBIT "A"

Unit No. 111, of SKYLINE NO. 17, a Condominium intended for a mooring basin and marina use only, according to Survey Map and Set of Plans, recorded in Volume 9 of Plats, pages 101 and 102, records of Skagit County, Washington, under auditor's file Nos. 741482 and 741483, said Survey Map setting forth and delineating a description of the land as provided in RCW 64.32.090 (1) AND according to Condominium Declaration recorded July 23, 1970, under auditor's file No. 741481, records of Skagit County, Washington;

TOGETHER WITH a .6585 percentage of undivided interest in the Common Areas and Facilities appertaining to said Unit;

AND TOGETHER WITH the exclusive use of those Limited Common Areas and Facilities, if any, appertaining to said Unit, the general locations of which are shown in the Survey Map and Plans, but the exact dimensions of which may not be defined.

SUBJECT HOWEVER to those matters set forth in Auditor's File No. 834583 records of Skagit County, Washington which are listed under a heading "SUBJECT HOWEVER, to the following:" denominated (a), (b), (c), (d) and (e), which items are specifically included herein as if fully set forth.

SUBJECT TO: Dues, charges and assessments imposed by Skyline Beach Club, Inc., a non-profit corporation, disclosed by instrument dated May 17, 1971, recorded June 1, 1971, under Auditor's File No. 753413, records of Skagit County, Washington.

SUBJECT TO: Any assessment now or hereafter levied under the provisions of the Condominium Declaration of Skyline Marine Condominium, (or any amendment thereto) or under the By-laws adopted pursuant to said Declaration.

SUBJECT TO: Terms, provisions, covenants, conditions, definitions, options, obligations, easements and restrictions as may be contained in Condominium Declaration of Skyline Marine Condominium, a Horizontal Property Regime, recorded July 23, 1970, under Auditor's File No. 741481, records of Skagit County, Washington, and as may be contained in the By-Laws adopted pursuant to said Declaration.

SUBJECT TO: Terms, provisions, requirements and limitations contained in the Horizontal Property Regimes Act (Condominiums), Chapter 156, laws of 1963 (RCW 64.32) as now amended, or as it may hereafter be amended, other than those pertaining to the actual valid creation of the Condominium itself.

SUBJECT TO: Easement for electric transmission and distribution lines together with necessary appurtenances, granted by instrument recorded January 26, 1962, under Auditor's File No. 617291, records of Skagit County, Washington, granted to Puget Sound Power and Light Company, reference to which instrument is made for full particulars.

SUBJECT TO: Easement for utilities and drains granted to the City of Anacortes, a municipal corporation, by instrument recorded July 23, 1970, under Auditor's File No. 741484, records of Skagit County, Washington. (Affects Tracts A and B and common areas) The easement rights reserved therein by Skyline Associates, a limited partnership were clarified by a grant of easement dated April 10, 1979 and recorded under Auditor's File No. 7908080063, records of Skagit County, Washington.

SUBJECT TO: Exclusive and perpetual easement and right of way for fire hydrants and necessary appurtenances, together with the rights of ingress and egress granted to the City of Anacortes, by instrument dated June 3, 1980, recorded under Auditor's File No. 8007070010, records of Skagit County, Washington. (Affects Tracts A and B)



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Skagit County Auditor