

When Recorded Return to:
CHRISTOPHER M. JOHNSON
24706 Marlene Way Apt. A
Sedro Woolley WA 98284



200408100146

Skagit County Auditor

8/10/2004 Page 1 of 2 3:49PM

Chicago Title Company - Island Division
Order No.: BE9251 MAM

1C31781 ✓

QUIT CLAIM DEED

The GRANTOR, CHRISTINA M. JOHNSON, wife of Christopher M. Johnson, for and in consideration of No Consideration per WAC 458-61-340 to separate community property estate, conveys and quit claims to CHRISTOPHER M. JOHNSON, as his separate estate, 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:

PTN. LOTS 11-13, BLOCK 70, FIRST ADDITION TO THE TOWN OF SEDRO, AS MORE FULLY DESCRIBED IN EXHIBIT "A" ATTACHED.

Tax Account No.: 4150-070-013-0008 P76080

4212
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID

Dated: August 6, 2004

AUG 10 2004

Amount Paid \$
Skagit County Treasurer
By: Deputy

CHRISTINA M. JOHNSON

STATE OF WASHINGTON
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that CHRISTINA M. JOHNSON us the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes therein mentioned in this instrument.

Dated: August 6, 2004

Mary Anne Meyer
Notary Public in and for the State of Washington
Residing at Sedro-Woolley
My appointment expires: March 5, 2005



Exhibit "A"

Lots 11, 12 and 13, Block 70, FIRST ADDITION TO THE TOWN OF SEDRO, according to the plat thereof, recorded in Volume 3 of Plats, page 29, records of Skagit County, Washington;

TOGETHER WITH that portion of vacated 11th Street which would attached to said premises by operation of law;

EXCEPT that portion described as follows:

That portion of Lot 11, Block 70, First Addition to the Town of Sedro, according to the plat thereof, recorded in Volume 3 of Plats, page 29, records of Skagit County, Washington, and that portion of vacated 11th Street shown as Tract C on that certain survey recorded in Volume 7 of Surveys, page 21, under Auditor's File No. 8702060035, records of Skagit County, Washington, described as follows:

Beginning at the Southeast corner of said Lot 11;
Thence North 89°35'04" West along the South line of said Lot 11, a distance of 23.05 feet;
Thence North 00°19'36" East parallel with the East line of said Lot 11, a distance of 61.41 feet;
Thence North 89°35'04" West, a distance of 3.95 feet;
Thence North 00°19'36" East, a distance of 58.94 feet to the North line of said Lot 11;
Thence South 89°35'36" East, along the North line of said Lot 11, a distance of 27.00 feet to the Northeast corner of said Lot 11;
Thence North 00°19'36" East, a distance of 8.00 feet to the centerline of the alley in said Block 70;
Thence South 89°35'36" East along the Easterly projection of the centerline of said alley, a distance of 33.00 feet to the centerline of vacated 11th Street;
Thence South 00°19'36" West along the centerline of vacated 11th Street, a distance of 128.36 feet to the Easterly projection of the South line of said Lot 11;
Thence North 89°35'04" West, a distance of 33.00 feet to the Southeast corner of said Lot 11 and the point of beginning of this description.

Situated in Skagit County, Washington.

