



200501040110
Skagit County Auditor

1/4/2005 Page 1 of 3 11:07AM

AFTER RECORDING RETURN TO:

John C. Matterand, Trustee
13490 State Route 9
Mount Vernon, WA. 98273

QUIT CLAIM DEED

GRANTOR:

JOHN C. MATTERAND, a married man dealing in his sole and separate property.

GRANTEE:

JOHN C. MATTERAND, AS CO-TRUSTEE OF MATTERAND FAMILY TRUST UNDER TRUST AGREEMENT DATED Jan 1st 2004 AND HIS SUBSTITUTES AND SUCCESSORS AS TRUSTEE THEREUNDER.

GRANTEE'S ADDRESS FOR TAX PURPOSES:

13490 State Route 9
Mount Vernon, WA. 98273

TAX PARCEL NO: 340412-3-005-0100

DESCRIPTION OF REAL PROPERTY CONVEYED BY THIS DEED:

See attached Exhibit "A" 3 1/2 E 1/2 NW 1/4 SW 1/4 34.4.12

FOR GOOD AND SUFFICIENT CONSIDERATION, the above-named Grantor

1

DEED

17
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

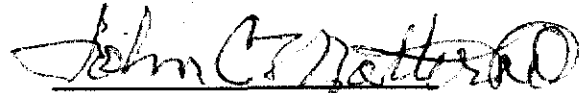
JAN 04 2005

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

does hereby GRANT and CONVEY unto the above-named Grantee, the real property above described, together with the appurtenances. This deed is given for estate planning purposes, without valuable consideration in cash or property, to vest title to the property in a living trust established by Grantor.

The singular terms "Grantor" and "Grantee" as used in this instrument shall be construed to include the plural.

DATED: June 1, 2004



JOHN C. MATTERAND

STATE OF WASHINGTON)

)ss

COUNTY OF SKAGIT)

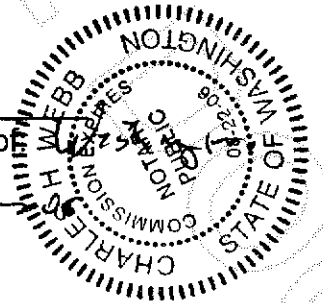
ON the date first noted hereinabove, a person known or identified to me as JOHN C. MATTERAND appeared and acknowledged that they executed the foregoing document, for the purposes therein stated, as their free and voluntary act.



NOTARY PUBLIC for the State of

Residing at: Revere

My commission expires: 8-2-06



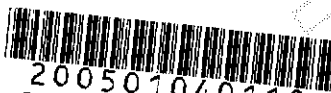
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EXHIBIT "A"

ACREAGE ACCOUNT, ACRES 8.60, O/S #94-002 AF #9903120123 1996 S1/2 E1/2 NW1/4 SW1/4 AND THE EAST 603 FEET OF THE NORTH 30 FEET OF SW1/4 SW1/4 LYING WEST OF THE STATE HIGHWAY EXCEPT FOR FOLLOWING DESCRIBED TRACT: THAT PORTION OF THE W1/2 OF THE SW1/4 OF SECTION 12 DESCRIBED AS FOLLOWS: BEGINNING AT THE WEST LINE OF HIGHWAY 9 AND THE SOUTH LINE OF THE NORTH 30 FEET OF THE E1/2 SW1/4 SW1/4; THENCE WEST ALONG SAID LINE, 124 FEET; THENCE NORTH 330 FEET; THENCE EAST TO THE WEST LINE OF HIGHWAY 9; THENCE SOUTH AND SOUTHWESTERLY ALONG THE WEST LINE OF SAID HIGHWAY TO THE POINT OF BEGINNING.

SITUATE IN SKAGIT COUNTY, WASHINGTON.



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