

AFTER RECORDING MAIL TO:

Lori L. Clifford
18776 West Big Lake Blvd
Mt. Vernon, WA 98273



200507080090
Skagit County Auditor

7/8/2005 Page 1 of 3 11:19AM

Filed for Record at Request of: Ticor Title Company

CHICAGO TITLE CO.

QUIT CLAIM DEED

1C34862 ✓

THE GRANTOR(S)

Gavin J. Clifford, spouse of Lori L. Clifford

for and in consideration of - TO ESTABLISH SEPARATE PROPERTY - conveys and quit claims to

Lori L. Clifford, a married individual as her 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:

LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A"

(PTN OF LOTS 81 AND 82, FIRST ADD, TO BIG LAKE WATER FRONT TRACTS)

Assessor's Property Tax Parcel/Account Number: 3863-000-082-0100

Dated: June 28, 2005

Gavin J. Clifford
GAVIN J. CLIFFORD

3593
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUL 08 2005

Amount Paid \$ 0
By Skagit Co. Treasurer Deputy

STATE OF WASHINGTON

COUNTY OF SNOHOMISH

On this day personally appeared before me Gavin J. Clifford to me known to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that he/she/they signed the same as his/her/their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal, this the 7-1-2005

Angela M. Walters
Notary Public in and for the State of Washington
residing at LeMere

My Commission Expires: 9-29-2007

(SEAL)

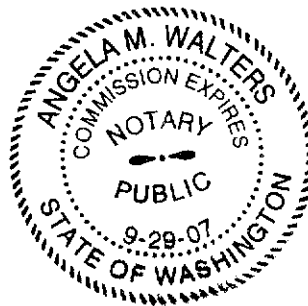


EXHIBIT 'A'

PARCEL A:

That portion of Lot 81, FIRST ADDITION BIG LAKE WATER FRONT TRACTS, SKAGIT COUNTY, WASHINGTON, according to the plat thereof recorded in Volume 4 of Plats, page 15, records of Skagit County, Washington, lying Southwesterly of that portion conveyed for road right of way to Skagit County by deed recorded May 26, 1947, under Auditor's File No. 404826, records of Skagit County, Washington.

Also, that portion of Lot 82, FIRST ADDITION BIG LAKE WATER FRONT TRACTS, SKAGIT COUNTY, WASHINGTON, according to the plat thereof recorded in Volume 4 of Plats, page 15, records of Skagit County, Washington, lying Westerly of the County road as described in Auditor's File No. 404826, records of Skagit County, Washington, and Northwesterly of the following described line:

Beginning at a point on the Southwesterly line of said Lot 82, which is South 45°55'36" East 78.98 feet from the Northwesterly corner thereof;

Thence North 17°35'04" East, a distance of 56.28 feet;

Thence North 33°02'57" East, a distance of 73.92 feet to the terminal point of this line description, which point is on the West line of said County road and 40.04 feet from the Intersection of the West line of said County road with the Northwesterly line of said Lot 82.

Situated in Skagit County, Washington.

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EXHIBIT "A"
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PARCEL C:

A 30 foot wide easement for ingress, egress and utilities over, under and through that portion of Lots 84 and 85, FIRST ADDITION BIG LAKE WATER FRONT TRACTS, SKAGIT COUNTY, WASHINGTON, according to the plat thereof recorded in Volume 4 of Plats, page 15, records of Skagit County, Washington, the centerline of which is described as follows:

Beginning at the intersection on the West line of the 60 foot wide County road as conveyed by deed filed under Auditor's File No. 513940, records of Skagit County, Washington, with the Northwestern line of said Lot 85;

Thence South 39°00'04" East along said right of way, a distance of 17.33 feet to the point of beginning of this centerline description and which point is on a curve concave to the North, the radius point of which bears North 15°31'51" West, a distance of 45.00 feet;

Thence Westerly along said curve through a central angle of 63°52'20", and an arc distance of 50.17 feet;

Thence North 41°39'32" West, a distance of 31.67 feet to the point of curvature of a curve concave to the South having a radius of 104.00 feet;

Thence Westerly along said curve through a central angle of 23°52'57", and an arc distance of 43.35 feet to the line common to Lots 83 and 84 of said plat, and the terminal point of this centerline description.

Situated in Skagit County, Washington.

- END OF EXHIBIT "A" -

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