

**AFTER RECORDING MAIL TO:**

Geraldine J. Testone  
9522 Densmore Avenue North  
Seattle, Wa. 98103



200510070104  
Skagit County Auditor

10/7/2005 Page 1 of 2 12:10PM

Filed for Record at Request of  
First American Title Of Skagit County  
Escrow Number: B86317

**QUIT CLAIM DEED**

Grantor(s): Testone Family LP  
Grantee(s): Geraldine J. Testone  
Abbreviated Legal:  
Section 1, Township 33, Range 3; ptn. Government Lot 5  
Assessor's Tax Parcel Number(s): 330301-0-009-0206, P15241

FIRST AMERICAN TITLE CO.  
B86317-1

\*Geraldine J. Testone, General Partner of the  
**THE GRANTOR** \*Testone Family LP for and in consideration of ZERO (\$0.00) conveys and quit claims to  
Geraldine J. Testone, an unmarried woman 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:

That portion of the North 20 acres of Government Lot 5, Section 1, Township 33 North, Range 3 East, W.M.,  
lying outside the dike and within the following described tract:

Commencing at the East ¼ corner of said Section 1; thence North 0°28'11" West, along the East line of said  
Section 1, 1314.91 feet to the Northeast corner of Government Lot 10 said Section 1; thence South  
89°40'05" West, along the North line of said Lot 10 and Line extended, 1513.80 feet to a point on the dike  
and on the North line of said Government Lot 5, said point being North 89°40'05" East 1107.00 feet from the  
Northwest corner of said Government Lot 5; thence South 17°52'21" West, along said dike, 161.09 feet to  
the true point of beginning; thence continue South 17°52'21" West, along said dike, 161.09 feet; thence  
South 78°48' East 370 feet, more or less, to the Skagit River; thence Northeasterly along said River 177 feet,  
more or less, to a point that is South 78°48' East from the true point of beginning; thence North 78°48' West  
430 feet, more or less, to the true point of beginning.

EXCEPT any portion thereof lying within the South ½ of said Government Lot 5 and EXCEPT dike and  
ditch rights-of-way and EXCEPT a strip of land 24 feet wide West from the base of the dike conveyed to  
Skagit County for road purposes by deeds dated April 2, 1912, and recorded under Auditor's File Nos. 90689  
and 90883, and ALSO EXCEPT the following described tract:

Beginning at a point 246 feet South of the Southeast corner of Lot 1, Block "D", "Town of Plat of Skagit  
City", according to the plat recorded in Volume 2 of plats, page 111, records of Skagit County, Washington;  
thence West 57 feet; thence North 56 feet; thence West 159 feet; thence South 114 feet; thence East 253 ½  
feet; thence North 58 feet; thence West 37 ½ feet to the place of beginning; and ALSO EXCEPT the  
following described tract:

Beginning at a point 303 feet South and 4 feet East of the said Southeast corner of Lot 1, Block "D", "Plat of  
Skagit City", above referred to; thence West 220 feet; thence South 60 feet; thence East 220 feet; thence  
North 60 feet to the place of beginning; and ALSO EXCEPT the following tract:

Beginning at a point 190 feet South and 43 feet East of the Southeast corner of Lot 1, Block "D", "Plat of  
Skagit City"; thence West 100 feet; thence South 56 feet; thence East 100 feet; thence North to the point of  
beginning.

SUBJECT TO AND TOGETHER WITH a non-exclusive easement for ingress and egress, road and utilities,  
over, under, and upon the Westerly 60 feet of that portion of the North 20 acres of said Governmental Lot 5,  
lying outside the dike.

Dated: 10/04/05

Testone Family, LP

*Geraldine J. Testone*  
Geraldine J. Testone, General Partner

# 5026  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

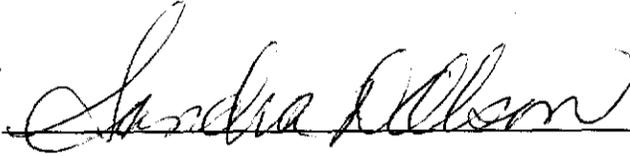
OCT 07 2005

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

State of Washington }  
County of Skagit } SS:

On this day before me, the undersigned, a Notary Public in and for the state of Washington, duly commissioned and sworn, personally appeared Geraldine J. Testone to me know or proved to me to be the individual described in and who executed the foregoing instrument, as a General Partner of the Testone Family LP, a Limited Partnership, and acknowledged to me that she signed said instrument as her free and voluntary act and deed, for the uses and purposes therein mentioned, and on oath stated she is authorized to execute said instrument

Date: 10-5-05

  
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Notary Public in and for the State of  
Residing at Burlington, Wa

My appointment expires: 2-20-07



200510070104  
Skagit County Auditor