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Skagit County Auditor

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SUPERIOR COURT OF WASHINGTON IN AND FOR SKAGIT COUNTY

In the Matter of the Petition of the City of Anacortes to quiet title to existing rights or acquire by condemnation certain property and property rights for the improvement and extension of the City's storm water drainage system, as contemplated by City of Anacortes Ordinance No. 2731,

No. **06 2 00697 9**
NOTICE OF LIS PENDENS

TO: ALL PERSONS CONCERNED

YOU ARE HEREBY NOTIFIED that an action has been commenced in the above-entitled Court by the City of Anacortes as reflected in the Complaint to Quiet Title; and, In the Alternative, Petition for Condemnation filed on April 17, 2006, to appropriate, condemn and damage real property for public use to enable the improvement of the City's storm water drainage system.

The action affects the title to the real property located in Skagit County, Washington, and described in the attached Exhibit A which is incorporated herein by this reference.

DATED this 17 day of April, 2006.

ANACORTES CITY ATTORNEY

Ventimiglia, Vincent f.
Ventimiglia, James.
Parcel # P116203
Lot 4 Survey 200408120000
PN Lots 1-3 BL 1401
NPA

Ian Muncie

Ian Muncie, WSBA #21527, and

FOSTER PEPPER PLLC
P. Stephen DiJulio, WSBA #7139
Jeffrey B. Taraday, WSBA #28182
Special Assistant City Attorneys for Petitioner
City of Anacortes

LIS PENDENS - 1

FOSTER PEPPER PLLC
1111 THIRD AVENUE, SUITE 3400
SEATTLE, WASHINGTON 98101-3299
PHONE (206) 447-4400 FAX (206) 447-9700

EXHIBIT **A**

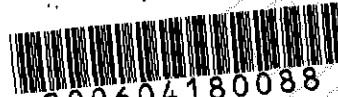
Legal Description

The land referred to in this report/policy is situated in the State of Washington, County of Skagit, and is described as follows:

A portion of Lots 1, 2 and 3 of Block 1401, "NORTHERN PACIFIC ADDITION TO ANACORTES", according to the plat thereof recorded in Volume 2 of Plats, page 9, records of Skagit County, Washington, and portion of the abandoned Great Northern Pacific Railway right-of-way, being more particularly described as follows:

Beginning at the Southeast corner of said Lot 1; thence North 20 degrees 17'36" West along the East line of said Lot 1, a distance of 183.28 feet to the Northeast corner of said Lot 1; thence North 67 degrees 59'20" East along the Northerly margin of New York Avenue, a distance of 80.64 feet to the Northwest corner of Block 1301; thence North 20 degrees 17'36" West along the Westerly boundary of said Block 1301 extended to a point 15 feet distant Southeasterly, measured at right angles from the centerline of the railway of said Great Northern Railway Company, as located and constructed on March 6, 1940; thence Southwesterly along said right-of-way margin a distance of 124.69 feet; thence South 06 degrees 08'45" West a distance of 90.67 feet; thence South 20 degrees 17'36" East a distance of 78.19 feet; thence North 69 degrees 42'24" East a distance of 45.00 feet to a point lying 10 feet West, as measured perpendicular of the West line of said Lot 1; thence South 20 degrees 17'36" East parallel to and 10 feet distant Westerly of the West line of said Lot 1 a distance of 157.63 feet to the South line of said Block 1401; thence North 69 degrees 42'24" East along the South line of said Block 1401 a distance of 40.00 feet to the point of beginning.

(Also known as Lot 4 of Survey, recorded August 12, 2004 under Auditor's File No. 200408120020, said Survey being a revision of Survey recorded April 23, 1999 under Auditor's File No. 9904230058).



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EXHIBIT **A**