

Filed for Record at Request of:
Cavanaugh Vistas, LLC
c/o Jeffrey J. Miller
16625 Mountain View Road
Mount Vernon, WA 98274



200607190068

Skagit County Auditor

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Document No.: Boundary Line Adjustment Map No. _____
Grantors: Cavanaugh Vistas, LLC
Grantees: Cavanaugh Vistas, LLC
Abbreviated Legal: Ptn SW ¼ Sec 25, T. 33N., Rge. 6E, WM
(Complete legal description on page 2 of document)
Tax Parcel No: 3875-000-001-0005

QUIT CLAIM DEED

For and in consideration of a boundary line adjustment, WAC 458-61-235 (and no monetary consideration), the Grantor, Cavanaugh Vistas, LLC, a Washington Limited Liability Company, does hereby convey and quit claim to Grantee, Cavanaugh Vistas, LLC a Washington Limited Liability Company, the real estate described on the attached Exhibit 'A', situated in County of Skagit, State of Washington, together with all after-acquired title of the Grantors therein, if any.

31041
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUL 19 2006

Amount Paid \$
By Skagit Co. Treasurer
Deputy

LEGAL DESCRIPTION (Portion of Lot "B" to be added to Lot "A")
July 10, 2006

THAT PORTION OF LOT "B", "PLAT OF CAVANAWOOD SUBDIVISION NO. 1", AS PER THE PLAT RECORDED IN VOLUME 6 OF PLATS, PAGE 33, RECORDS OF SKAGIT COUNTY, WASHINGTON, TOGETHER WITH A PORTION OF COUNTY ROAD VACATED BY COMMISSIONER'S RESOLUTION NO. R20020256, DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTERLINE INTERSECTION OF SAID VACATED ROAD AND NORTH SHORE DRIVE; THENCE SOUTH 47 DEGREES 19'50" EAST (PLAT BEARING = SOUTH 47 DEGREES 19' EAST) ALONG THE CENTERLINE OF SAID VACATED ROAD A DISTANCE OF 187.20 FEET TO THE BEGINNING OF A CURVE TO THE LEFT HAVING A RADIUS POINT BEARING NORTH 42 DEGREES 40'10" EAST AT A DISTANCE OF 420.69 FEET; THENCE ALONG SAID CURVE AN ARC DISTANCE OF 148.44 FEET THROUGH A CENTRAL ANGLE OF 20 DEGREES 13'00" TO THE TRUE POINT OF BEGINNING; THENCE SOUTH 22 DEGREES 27'10" WEST A DISTANCE OF 30.00 FEET TO THE MOST NORTHERLY CORNER OF SAID LOT B; THENCE CONTINUING SOUTH 22 DEGREES 27'10" WEST ALONG THE NORTHWESTERLY LINE OF SAID LOT B A DISTANCE OF 59.18 FEET TO THE SOUTHWESTERLY CORNER OF SAID LOT B AND NORTH RIGHT OF WAY MARGIN OF NORTH SHORE DRIVE; THENCE SOUTH 46 DEGREES 19'21" EAST ALONG SAID RIGHT OF WAY MARGIN OF NORTH SHORE DRIVE A DISTANCE OF 62.71 FEET; THENCE NORTH 22 DEGREES 27'10" EAST A DISTANCE OF 81.88 FEET TO THE CENTERLINE OF SAID VACATED ROAD; THENCE NORTH 67 DEGREES 32'50" WEST ALONG SAID CENTERLINE OF VACATED ROAD A DISTANCE OF 58.46 FEET TO THE TRUE POINT OR BEGINNING.

CONTAINING 4,123 SQUARE FEET, MORE OR LESS.

The following deed restriction subjects the parcel described immediately above to the following lot line covenant:


THE ABOVE DESCRIBED PROPERTY WILL BE COMBINED WITH THE CONTIGUOUS PROPERTY OWNED OR AGGREGATED WITH CONTIGUOUS PROPERTY OWNED BY THE GRANTEE. THIS BOUNDARY LINE ADJUSTMENT IS NOT FOR THE PURPOSE OF CREATING AN ADDITIONAL BUILDING LOT.



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1. Legal Authority. This Quit Claim Deed and Boundary Line Adjustment is executed so as to comply with RCW 58.04.007.
2. Consideration. There is no monetary consideration for this adjustment in that the purpose is solely to adjust the boundary line between the parcels in preparation for future residential development.
3. Map. A map of the boundary line adjustment has been with the Skagit County Auditor under the number _____.


Jeffrey J. Miller, Member
Cavanaugh Vistas, LLC

Dated: July 10, 2006

BOUNDARY ADJUSTMENT

Reviewed and approved
in accordance with S.C. 
Code Chapter 14.18

STATE OF WASHINGTON)

COUNTY OF SKAGIT)

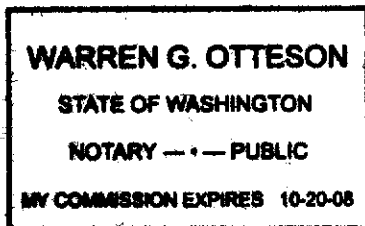
) ss.



SKAGIT CO. PLANNING & PERMIT CNTR

Date: 7/19/2006

I certify that I know or have satisfactory evidence that Jeffrey J. Miller, member of Cavanaugh Vistas, LLC, is a person who appeared before me and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in the instrument>

Subscribed and Sworn to before me this 10th day of July, 2006




Notary Public in and for the State of Washington
Print Name WARREN OTTESON
My commission expires 10/20/08



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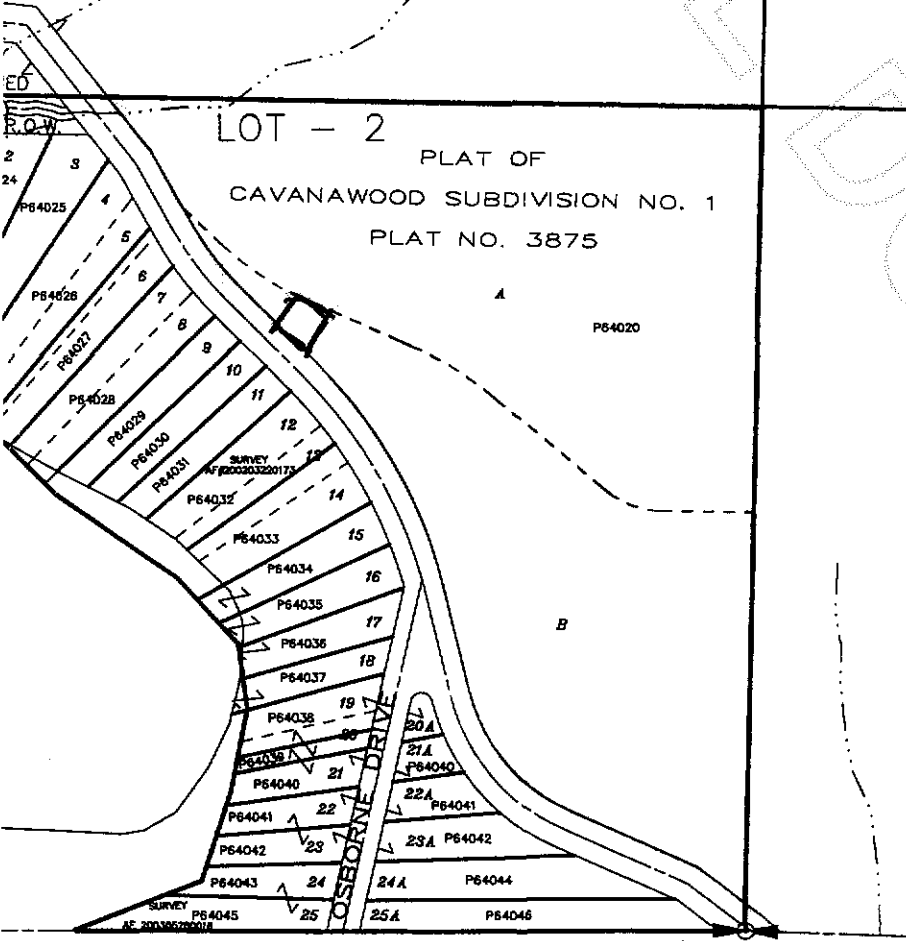
P18448

LOT - 2

PLAT OF
CAVANAWOOD SUBDIVISION NO. 1
PLAT NO. 3875

P64020

B



BEFORE BLA



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Pt 6448

LOT - 2

PLAT OF
CAVANAWOOD SUBDIVISION NO. 1
PLAT NO. 3875

P64020

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