When Recorded Return to:
JOSE S. CONDE
2130 E. Cascade Avenue
Mount Vernon WA 98273

200610240095
Skagit County Auditor
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Chicago Title Company - Island Division
Order No.: IMV2081 CMM **Title No.:** IC40303

QUIT CLAIM DEED

The GRANTOR(S) ROMAN MIRANDA, an unmarried man

for and in consideration of No Consideration per WAC 458-61A-215 Clearing Co-Signor from Title

in hand paid, conveys and quit claims to JOSE S. CONDE, a married man as his 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:

Full legal description attached hereto.

Abbreviated Legal: (Required if full legal not inserted above.) Ptn. NE NE, Sec. 20, T34N, R4EWM.

Tax Parcel Number(s): 340420-0-147-0006 P26846

5480
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
OCT 24 2006
Amount Paid $
Skagit Co. Treasurer
By Deputy

Dated: October 18, 2006

ROMAN MIRANDA

STATE OF WASHINGTON
COUNTY OF SKAGIT

I certify that I know or have satisfactory evidence that ROMAN MIRANDA is the 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 this instrument.

Dated: 10-19-06

Cassandra M. Mitchell
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: March 10, 2009

CASSANDRA M. MITCHELL
COMMISSION EXPIRES
NOTARY
PUBLIC
3-10-2009
STATE OF WASHINGTON

UNOFFICIAL DOCUMENT

Chicago Title Company - Island Division

Exhibit 'A'

Description: Order No.: IMV2081 Title No.: IC40303

The land referred to herein is situated in the County of Skagit, State of Washington, and is described as follows:

That portion of the Northeast Quarter of the Northeast Quarter of Section 20, Township 34 North, Range 4 East of the Willamette Meridian, described as follows:

Beginning at a point on the West line of the County road along the East line of said Section, which is 200 feet North of the South line of said Northeast Quarter of the Northeast Quarter;
Thence North on the West line of said road, 170 feet;
Thence West, 190 feet;
Thence South, 170 feet;
Thence East, 190 feet to the point of beginning;

EXCEPT therefrom, the following described four (4) tracts:

(1) Beginning at a point on the West line of the County road along the East line of said Section, which is 200 feet North of the South line of said Northeast Quarter of the Northeast Quarter;
Thence West, 150 feet to "Point X";
Thence East, 190 feet to the true point of beginning;
Thence North on the West line of said road, 85 feet;
Thence West, 190 feet to a point that is 77 feet North of "Point X";
Thence South, 77 feet to "Point "X"
Thence East, 190 feet to the point of beginning.

(2) Beginning at a point on the West line of the County road along the East line of said Section, which is 370 feet North of the South line of said subdivision;
Thence West, 95 feet to the true point of beginning of this description;
Thence West 95 feet;
Thence South 93 feet to the Northwest corner of a tract deeded to Craig S. Adams and Joyce Adams, husband and wife, by Deed recorded January 13, 1969, as Auditor's File No. 722229;
Thence Easterly along the North line of said Adams Tract, 95 feet;
Thence North to the true point of beginning.

(3) That portion thereof lying within the boundaries of Cascade Avenue, as shown in the "PLAT
OF MOUNT BAKER VIEW ADDITION", as per plat recorded in Volume 7 of Plats, pages 68 through 73, records of Skagit County, Washington.
continued . . . . .

(4) That portion thereof conveyed to the City of Mount Vernon for road purposes by deed recorded under Auditor's File No. 9105140039, described as follows:

Beginning at a point 370 feet North and 30 feet West of the Southeast corner of the Northeast Quarter of the Northeast Quarter of Section 20, Township 34 North, Range 4 East of the Willamette Meridian;
Thence West along the South right-of-way line of Cascade Avenue, a distance of 20 feet;
Thence South 44°27'16" West, a distance of 28.28 feet;
Thence North along the West right-of-way line of LaVenture Road, a distance of 20 feet to the point of beginning.

Situated in Skagit County, Washington.

UNOFFICIAL DOCUMENT

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