



200701040095

Skagit County Auditor

1/4/2007 Page

1 of

6 12:52PM

When recorded return to:

Craig Sjoström  
411 Main Street  
Mount Vernon, Washington 98273

Grantors: Andrew Young &amp; Tietje Young, h/w

Grantees: Andrew Young &amp; Tietje Young, h/w

Legal Description: ptn Lot 23, Tract 2, Peavey's Acreage

Assessor's Property Tax Parcel or Account Nos.: P67989

Reference Nos of Documents Assigned or Released: N/A

Conveyance: Quitclaim Deed

**QUIT CLAIM DEED**

THIS INDENTURE, made this 28th day of Dec., 2006, between Andrew Young & Tietje Young, Grantor, and Andrew Young & Tietje Young, h/w, Grantee.

For and in consideration of boundary line adjustment, and for no monetary consideration, grantor does hereby QUIT CLAIM to the grantee all of their interest in the following real property lying and being in the county of Skagit and State of Washington, and described as follows, to wit:

See attached Exhibit A

This conveyance is not for the purposes of creating an additional building lot.

DATED: 12/28, 2006.

45  
SKAGIT COUNTY WASHINGTON  
Real Estate Excise Tax  
PAID

JAN 04 2007

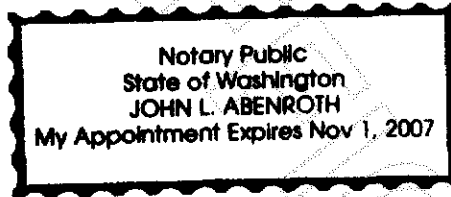
Amount Paid \$  
Skagit County Treasurer  
By: m an Deputy

  
ANDREW YOUNG  
TIETJE YOUNG

STATE OF WASHINGTON )  
 )  
 ) :ss  
COUNTY OF SKAGIT )

On this day personally appeared before me Andrew Young, to me known to be one of the individuals described in and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 28 day of DECEMBER, 2006.



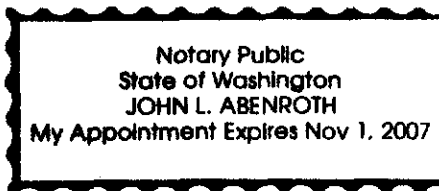
*[Signature]*

NOTARY PUBLIC in and for the State of Washington, residing at  
Burlington  
My commission expires: 11/1/07  
Name: John L. Abenroth

STATE OF WASHINGTON )  
 )  
 ) :ss  
COUNTY OF SKAGIT )

On this day personally appeared before me Tietje Young, to me known to be one of the individuals described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 28 day of DECEMBER, 2006.



*[Signature]*

NOTARY PUBLIC in and for the State of Washington, residing at  
Burlington  
My commission expires: 11/1/07  
Name: John L. Abenroth

**BOUNDARY ADJUSTMENT**

Reviewed and approved  
in accordance with S.C.  
Code Chapter 17.18



*[Signature]*  
**SKAGIT CO. PLANNING & PERMIT CNTR**

Date: December 28, 2006



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Skagit County Auditor

**Skagit**  
**Surveyors & Engineers**

806 Matcalf St., Sedro-Woolley, WA 98284 Phone: (360) 855-2121 FAX: (360) 855-1658

**LEGAL DESCRIPTION**

FOR

ANDREW & TILLIE YOUNG

OF

NEW LOT 22

**EXHIBIT A**

October 20, 2006

That portion of Lot 23, Tract No. 2, PEAVEY'S ACREAGE, filed in Volume 3 of Plats at page 37, records of Skagit County, Washington described as:

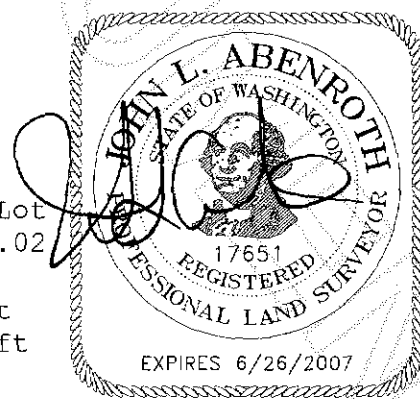
Commencing at a point on the east line of said Lot 23 which lies N 01°24'34" E, a distance of 160.02 feet from the southeast corner of said Lot 23 which point is the southeast corner of the hereinafter described TRACT A; thence N 89°25'56" W on the south line of said TRACT A, a distance of 273.43 feet to the point of beginning of this description; thence continuing N 89°25'56" W along the south line of said TRACT A, a distance of 170.08 feet to the point of curvature of a curve to the left having a radius of 25.00 feet; thence southwesterly along said curve through a central angle of 44°24'55" and an arc distance of 19.38 feet to the point of reverse curvature with a curve to the right having a radius of 45.00 feet; thence southwesterly, westerly and northwesterly along said curve through a central angle of 114°56'39" and a arc distance of 90.28 feet; thence N 89°25'56" W, a distance of 16.27 feet; thence S 00°34'04"W, a distance of 170.00 feet to the south line of said Lot 23; thence S 89°25'56" E along the south line of said Lot 23, a distance of 277.77 feet; thence N 00°34'04" E, a distance of 160.00 feet to the point of beginning of this description.

Containing 1.00 acre.

TOGETHER WITH a non-exclusive easement for ingress, egress and utilities over, under and through the hereinafter described TRACT A.

**TRACT A**

Beginning at a point on the east line of said Lot 23 which lies N 01°24'34" E, a distance of 160.02 feet from the southeast corner of said Lot 23; thence N 89°25'56" W, a distance of 443.51 feet to the point of curvature of a curve to the left



newlot22.doc



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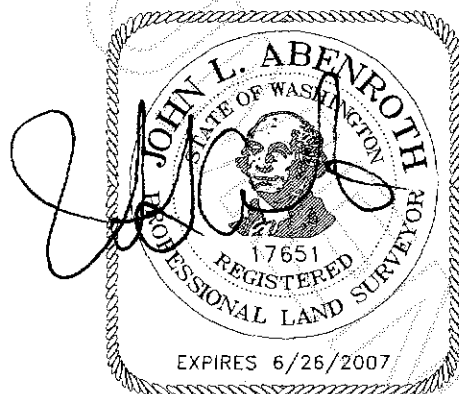
11/08/06

**Skagit**  
**Surveyors & Engineers**

806 Metcalf St., Sedro-Waaley, WA 98284 Phone: (360) 855-2121 FAX: (360) 855-1658

having a radius of 25.00 feet; thence southwesterly along said curve through a central angle of  $44^{\circ}24'55''$  and an arc distance of 19.38 feet to the point of reverse curvature with a curve to the right having a radius of 45.00 feet; thence southwesterly, westerly and northwesterly along said curve through a central angle of  $114^{\circ}56'39''$  and a arc distance of 90.28 feet; thence  $N 89^{\circ}25'56'' W$ , a distance of 149.35 feet; thence  $N 00^{\circ}34'04'' E$ , a distance of 30.00 feet; thence  $S 89^{\circ}25'56'' E$ , a distance of 149.35 feet to the initial point of a curve to the right having a radius of 45.00 feet from which the radius point bears  $S 69^{\circ}57'40'' E$ ; thence northeasterly, easterly and southeasterly along said curve through a central angle of  $114^{\circ}56'39''$  and an arc distance of 90.28 feet to the point of reverse curvature with a curve to the left having a radius of 25.00 feet; thence southeasterly along said curve through a central angle of  $44^{\circ}24'55''$  and an arc distance of 19.38 feet; thence  $S 89^{\circ}25'56'' E$ , a distance of 444.24 feet to a the east line of said Lot 23; thence  $S 01^{\circ}24'34'' W$  along said east line, a distance of 50.01 feet to the point of beginning of this description.

Situate in Skagit County, Washington.



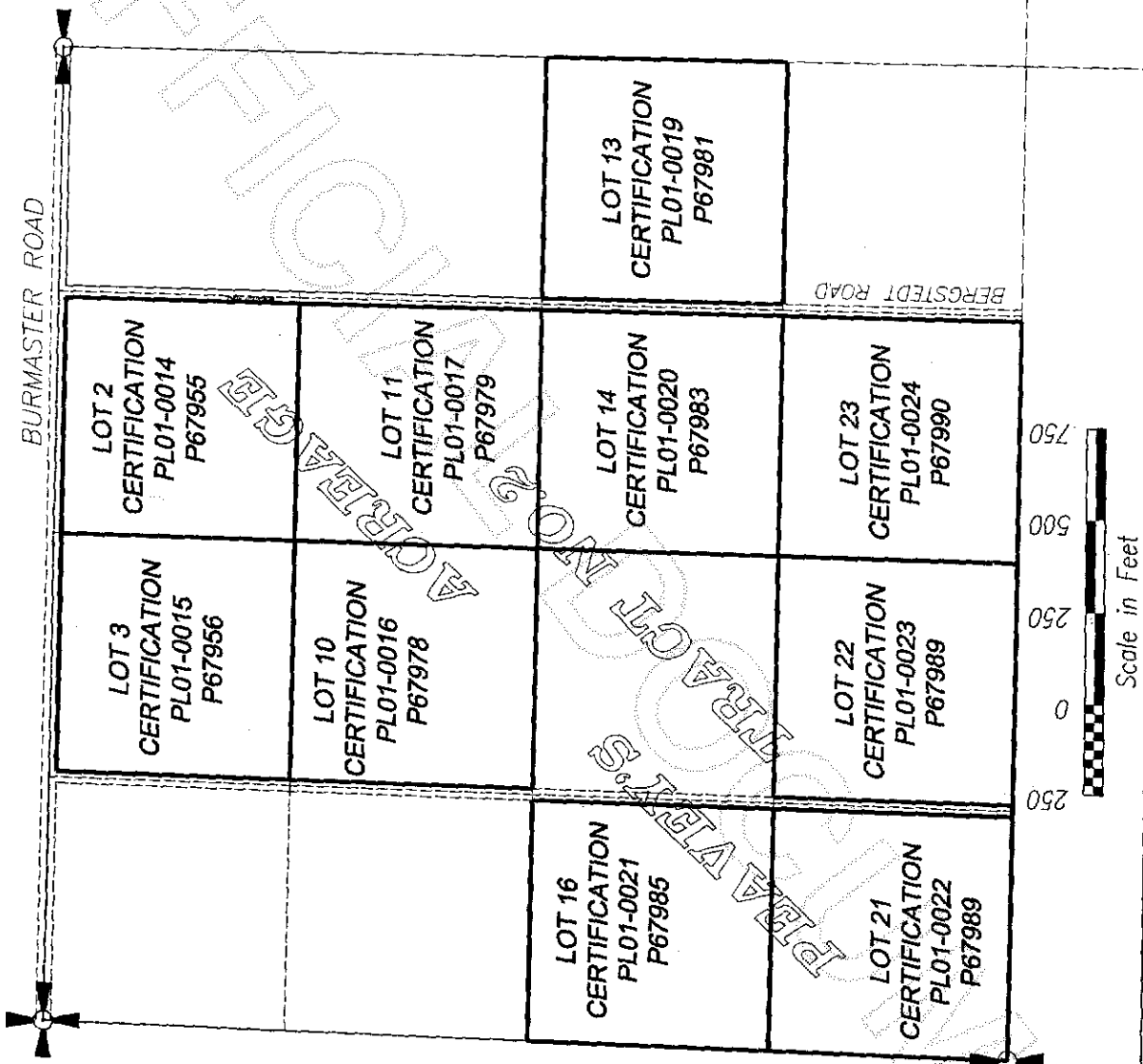
newlot2



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BOUNDARY LINE ADJUSTMENT EXHIBIT MAP BEFORE ADJUSTMENT  
FOR ANDY AND TILLIE YOUNG IN TRACT 2, PEAVEY'S ACREAGE  
FILED IN VOLUME 3 OF PLATS AT PAGE 37  
RECORDS OF SKAGIT COUNTY, WASHIINGTON  
IN THE NORTHWEST QUARTER OF SECTION 22,  
TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M.



**Skagit**  
**Surveyors & Engineers**

806 Me.  
136t



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BOUNDARY LINE ADJUSTMENT EXHIBIT MAP AFTER ADJUSTMENT  
FOR ANDY AND TILLIE YOUNG IN TRACT 2, PEAVEY'S ACREAGE  
FILED IN VOLUME 3 OF PLATS AT PAGE 37  
RECORDS OF SKAGIT COUNTY, WASHINGTON  
IN THE NORTHWEST QUARTER OF SECTION 22,  
TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M.

