



200703090153

Skagit County Auditor

3/9/2007 Page 1 of 4 1:53PM

Name: Wilma V. MorganAddress: 10756 District Line RoadCity and State: Burlington, WA 98233Tax Account Number: Portions P67624, P67628, P67629 and P67630
Escrow #: JM-1351

QUIT CLAIM DEED EASEMENTS

THE GRANTOR Wilma V. Morgan, Trustee of the Wilma V. Morgan Trust, dated February 27, 2006

for and in consideration of easements without consideration

conveys and quit claims to Wilma V. Morgan, Trustee of the Wilma V. Morgan Trust dated February 27, 2006

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:

ONE: a non-exclusive easement to use, maintain, repair and replace waterlines that run generally North from the area of the Southerly common corner of Tracts "C" and "D" of Short Plat No. 1-75, more fully described as Parcels One and Four on Exhibit "A" hereto, and thence Westerly across Northerly portions of Tracts "C" and "B" of said Short Plat, said Tract "B" being more fully described as Parcel Two on Exhibit "A" hereto, to the Southeasterly line of Tract "A" of said Short Plat, said Tract "A" being more fully described as Parcel Three on Exhibit "A" hereto. Said Easements are for the benefit of said Tracts "D" and "A" though the precise locations of said existing waterlines across said Tracts "C", "D" and "B" are UNKNOWN.

TWO: a non-exclusive easement to use, maintain, repair and replace an underground electric line that runs Northerly from the area of the Southwest corner of the above referenced Tract "B" to a Southerly line of Tract "A". Said Easement is for the benefit of said Tract "D" though the precise location of said existing electric line is UNKNOWN.

THREE: a non-exclusive easement construct, use, maintain, repair and replace both new and any existing utilities over, across and under the following described portions of Tracts "D", "C", and "B" of said Short Plat:

Begin at the Northeast corner of said Tract "D" as depicted on Short Plat No. 1-75; thence West along the North line thereof, a distance of 148.23 feet to the Northwest corner of said Tract "D"; thence continue along the North line of said Tract "C", a distance of 57.75 feet to the Northeast corner of Tract "A" of said Short Plat; thence South along the East line of said Tract "A", a distance of 27.20 to an angle point; thence South 55 degrees 43' 57" West along the Southeasterly line of said Tract "A", a distance of 117.17 feet, to a Southeast corner of said Tract "A"; thence Southeasterly in a straight line to an angle point in the Westerly line of said Tract "C" that lies North 6 degrees 04' 06" East, a distance of 73.33 feet from the Southwest corner of said Tract "C"; thence North 55 degrees 43' 57" East along a Northwesterly line of said Tract "C", a distance of 91.79 feet to an angle point in the Westerly line of said Tract "C"; thence North 0 degrees 35' 00" East, a distance of 1.51 feet to the Southeasterly corner of a Road Easement depicted on said Short Plat across Northerly portions of said Tracts "C" and "D"; thence North 55 degrees 43' 57" East, along a Southerly line of said Road Easement, a distance of 57.26 feet, to an angle point in said Southerly line; thence continue along said Southerly line East to the East line of said Tract "D"; thence North along the East line of said Tract "D" 30.01 feet to the Point of Beginning.

Said easement THREE is for the benefit of Tracts "A", "B", "C" and "D" of said Short Plat, as more fully described as Parcels One, Two, Three and Four on Exhibit "A" hereto.

It is understood that Easements ONE and TWO above may run across the property described in Easement THREE herein.

Said easements ONE, TWO and THREE shall **NOT** be considered automatically terminated by the doctrine of merger whether said Tracts "A", "B", "C" and "D" remain in a single ownership or are sold separately to different owners.

Dated this 8 day of March, 2007.

Wilma V. Morgan

Wilma V. Morgan, Trustee

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

MAR 09 2007

Amount Paid \$
By Skagit Co. Treasurer Deputy

[Signature]

STATE OF WASHINGTON.

County of Skagit

} ss.

ACKNOWLEDGMENT - Representative Capacity

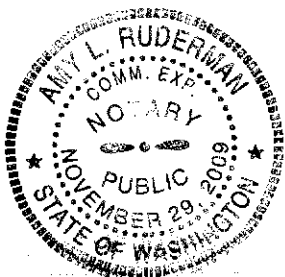
I certify that I know or have satisfactory evidence that

Wilma V. Morgan

is the person who appeared before me, and said person acknowledged that he/she signed this instrument, on oath stated that he/she was authorized to execute the instrument and acknowledged it as the _____ of _____

to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

GIVEN under my hand and official seal the day and year last above written.



[Signature]
Notary Public for the State of Washington,
residing at _____

My appointment expires 11/29/09



EXHIBIT "A"

Parcel One:
(P67630 and portion P67624)

Tract "C" of Revised Skagit County Short Plat No. 1-75, approved May 6, 1977 and recorded July 7, 1977 as Auditor's File No. 859984 in Volume 2 of Short Plats, Page 80, records of Skagit County, Washington, being a portion of Tract "A" of "MORGAN'S TRACTS", as per plat records in Volume 6 of Plats, Page 11, records of Skagit County, Washington.

TOGETHER WITH that portion of Lot 2 of the "PLAT OF STERLING VIEW, DIVISION NO. 1", as per plat recorded in Volume 14 of Plats, Page 182 records of Skagit County, Washington, lying BOTH within Parcel "B" of that certain boundary line adjustment deed approved and recorded as Auditor's File No. 9202060015 and between the Northerly extensions of both the Easterly line of said Tract "C" and the Northerlymost segment of the Westerly line of said Tract "C".

Parcel Two:
(P67629)

Tract "B" of Revised Skagit County Short Plat No. 1-75, approved May 6, 1977 and recorded July 7, 1977 as Auditor's File No. 859984 in Volume 2 of Short Plats, Page 80, records of Skagit County, Washington, being a portion of Tract "A" of "MORGAN'S TRACTS", as per plat records in Volume 6 of Plats, Page 11, records of Skagit County, Washington.

Parcel Three:
(P67628 and Portion P67624)

Tract "A" of Revised Skagit County Short Plat No. 1-75, approved May 6, 1977 and recorded July 7, 1977 as Auditor's File No. 859984 in Volume 2 of Short Plats, Page 80, records of Skagit County, Washington, being a portion of Tract "A" of "MORGAN'S TRACTS", as per plat records in Volume 6 of Plats, Page 11, records of Skagit County, Washington.

TOGETHER WITH those portions of Lots 2, 3 and 4 of the "PLAT OF STERLING VIEW, DIVISION NO. 1", as per plat recorded in Volume 14 of Plats, Page 182 records of Skagit County, Washington, lying BOTH within Parcels "B", "C", and "D" of that certain boundary line adjustment deed approved and recorded as Auditor's File No. 9202060015 and between the Northerly extensions of both the Easterly and Westerly lines of said Tract "A".

(Parcel Three is continued on the next page.)



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Parcel Three continued:

ALSO TOGETHER WITH an additional portion of said Lot 4 described as follows:
Begin at the Southwest corner of Parcel "D" conveyed to Jordan P. Morgan and Wilma V. Morgan by deed recorded February 6, 1992 as Auditor's File No. 9202060015; thence North 01 degrees 49 minutes 09 seconds East, a distance of 6.20 feet, to the Northwest corner of said Morgan parcel; thence North 88 degrees 10 minutes 51 seconds West, a distance of 5 feet; thence South to a point on the South line of said Lot 4 that is 5 feet West of the Point of Beginning; thence East along said South line to the Point of Beginning.

Parcel Four:
(portion P67624)

Tract "D" of Revised Skagit County Short Plat No. 1-75, approved May 6, 1977 and recorded July 7, 1977 as Auditor's File No. 859984 in Volume 2 of Short Plats, Page 80, records of Skagit County, Washington, being a portion of Tract "A" of "MORGAN'S TRACTS", as per plat records in Volume 6 of Plats, Page 11, records of Skagit County, Washington.

TOGETHER WITH those portions of Lots 1 and 2 of the "PLAT OF STERLING VIEW, DIVISION NO. 1", as per plat recorded in Volume 14 of Plats, Page 182 records of Skagit County, Washington, lying BOTH within Parcels "A" and "B" of that certain boundary line adjustment deed approved and recorded as Auditor's File No. 9202060015 and between the Northerly extensions of both the Easterly and Westerly lines of said Tract "D".



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