

After Recording Return To:
SKAGIT LAW GROUP, PLLC
P. O. Box 336
Mount Vernon, WA 98273



200707060066
Skagit County Auditor

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200606020142
Skagit County Auditor

6/2/2006 Page 1 of 3 4:03PM

CORRECTED
QUIT CLAIM DEED

GRANTOR: **BETTY L. DONNERBERG**, Individually and as Personal Representative of the Estate of **RONALD P. DONNERBERG**, Deceased

GRANTEE: **BETTY L. DONNERBERG**, a single person

Legal Description;
Abbreviated Form:

1. Portion of Blocks 7 and 8, Plat of River View Addition, Town of Avon
2. Portion of Government Lot 3 in Section 12, Township 34 North, Range 3 East W.M.

Additional on Page: Exhibit "A"

Assessor's Tax Parcel Nos:

1. 4046-007-000-0102; P70456
2. 340312-0-033-0103; P21556

THE GRANTOR, **BETTY L. DONNERBERG**, individually and in her capacity as the duly appointed, qualified and acting Personal Representative for the Estate of **RONALD P. DONNERBERG, Deceased** (the "decendent"), under Skagit County Superior Court Cause No. 05-4-00348-1, in distribution of said estate, hereby conveys and quitclaims to **BETTY L. DONNERBERG**, a single person, as GRANTEE, that certain real property, which was the community property of **BETTY L. DONNERBERG** and the decedent at the time of death of the decedent, situated in the County of Skagit, State of Washington, and legally described as follows:

(See Exhibit "A" attached hereto and incorporated herein by this reference.)
Deed re-recorded to correct legal descriptions as shown on Exhibit "A".

Quit Claim Deed - 1 -

\\Maingate\Shared\ HOME\ BRIANA - K\DONNERBERG\Estate of Ronald\qcd (residence and lot) 053006.doc

ALL PARCELS SUBJECT TO: Easements, restrictions and reservations of record.

Therefore, upon recording this deed, **BETTY L. DONNERBERG** will own 100% of such property as her sole and separate property.

DATED: June 1, 2006.

3207
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Estate of **RONALD P. DONNERBERG, Deceased**

JUL 6 2007
Amount Paid \$
Skagit Co. Treasurer
By Deputy

By: Betty L. Donnerberg
BETTY L. DONNERBERG
Personal Representative

2754
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUN 2 2006

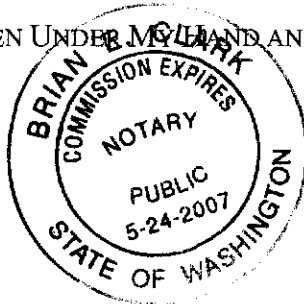
STATE OF WASHINGTON
COUNTY OF SKAGIT

SS.

Amount Paid \$
Skagit Co. Treasurer
By Deputy

I certify that I know or have satisfactory evidence that **BETTY L. DONNERBERG** is the person who appeared before me, and said person acknowledged that she was authorized to execute the instrument and acknowledged it as the Personal Representative of the **Estate of RONALD P. DONNERBERG, Deceased**, 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 this 1st day of June, 2006.



Brian E. Clark
BRIAN E. CLARK
Printed Name
NOTARY PUBLIC in and for the State of WA
My Commission Expires 5/24/07

Quit Claim Deed - 2 -

\\Maingate\Shared\HOME\BRIAN\A - K\DONNERBERG\Estate of Ronald\qed (residence an



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EXHIBIT "A"
QUIT CLAIM DEED

PARCEL 1: 4046-007-000-0102; P70456

That portion of Blocks 7 and 8, Plat of River View Addition, Town of Avon, as per plat recorded in Volume 3 of Plats, page 21, records of Skagit County, described as follows:

Beginning at the most Northerly corner of said Block 8; thence South 62°48'58" West along the Northwesterly line of said Block, 270 feet to the true point of beginning of this description; thence South 27°11'02" East, parallel with the Northeasterly line of Lot 9 in said Block, a distance of 84.90 feet to the Southerly line of said Lot 9; thence North 80°59'44" West along said Southerly line 74.34 feet to the Southwesterly corner thereof; thence Southerly along the Southeasterly line of Block 7 in said plat a distance of 104.14 feet, more or less, to a point which lies South 62°48'58" West, a distance of 64.47 feet and South 27°01'02" East a distance of 122.50 feet from the Northeasterly corner of said Block 7; thence North 27°01'02" West a distance of 122.50 feet to the Northwesterly line of said Block 7; thence North 62°48'58" East along the Northwesterly line of Blocks 7 and 8 a distance of 124.47 feet to the true point of beginning.

Situate in the County of Skagit, State of Washington.

PARCEL 2: 340312-0-033-0103; P21556


That portion of Government Lot 3 in Section 12, Township 34 North, Range 3 East W.M., being more particularly described as follows:

Commencing at the most Northerly corner of Block 8, Plat of River View Addition, Town of Avon, as per plat recorded in Volume 3 of Plats, page 21, records of Skagit County, Washington; thence South 62°48'58" West, along the Northwesterly line of said Block 8, 230 feet to the Northerly corner of Lot 9 in said Block 8, said point being marked on the ground by an iron pipe; thence continue South 62°48'58" West, along said Northwesterly line 40 feet to an iron pipe; thence South 27°11'02" East, parallel with the Northeasterly line of said Lot 9, 84.90 feet to the Southerly line of said Lot 9, said point being marked on the ground by an iron pipe, and said point also being the true point of beginning; thence continue South 27°11'02" East 18.56 feet to an iron pipe; thence South 62°48'58" West 109.68 feet to an intersection with the Easterly line of Block 7 of said Plat, said point being marked on the ground by an iron pipe; thence North 11°49'00" East, along said Easterly line 79.80 feet to the Southwesterly corner of said Lot 9; thence South 80°59'44" East, along the Southerly line of said Lot 9, 74.34 feet to the true point of beginning.

Situate in the County of Skagit, State of Washington.

EXHIBIT A
Quit Claim Deed

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LISSER & ASSOCIATES, PLLC

320 Milwaukee St, PO Box 1109, Mount Vernon WA 98273 (360) 419-7442 FAX (360) 419-0581

Exhibit "A"

**CORRECTIVE DESCRIPTION FOR QUIT CLAIM DEED
RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 200606020142**

Parcel 1 4046-007-000-0102, P-70456

That portion of Blocks 7 and 8, Plat of River View Addition, Town of Avon, as per plat recorded in Volume 3 of Plats, page 21, records of Skagit County, described as follows:

BEGINNING at the most Northerly corner of said Block 8;
thence South 62°48'58" West along the Northwesternly line of said Block, 270 feet to the TRUE POINT OF BEGINNING of this description;
thence South 27°11'02" East, parallel with the Northeasterly line of Lot 9 in said Block, a distance of 84.90 feet to the Southerly line of said Lot 9;
thence North 80°59'44" West along said Southerly line 74.34 feet to the Southwesterly corner thereof;
thence Southerly along the Southeasterly line of Block 7 in said plat a distance of 104.14 feet, more or less, to a point which lies South 62°48'58" West, a distance of 64.47 feet and South 27°01'02" East a distance of 122.50 feet from the Northeasterly corner of said Block 7;
thence North 27°01'02" West a distance of 122.50 feet to the Northwesternly line of said Block 7;
thence North 62°48'58" East along the Northwesternly line of Blocks 7 and 8 a distance of 124.47 feet to the TRUE POINT OF BEGINNING.

EXCEPT those portions conveyed to Skagit County Dike, Drainage and Irrigation Improvement District No. 12 by Statutory Warranty Deed recorded under Skagit County Auditor's File No. 200512060070.

Parcel 2 340312-0-033-0103, P-21556

That portion of Government Lot 3, Section 12, Township 34 North, Range 3 East, W.M., described as follows:

BEGINNING at the Southwest corner of Government Lot 3;
thence North 41°23' East along the Southeasterly line of the County road, 151.67 feet;
thence South 68°04' East along the Southerly line of that certain tract of land conveyed to R. P. Donnerberg by deed recorded under Auditor's File No. 715070, a distance of 357.79 feet to the TRUE POINT OF BEGINNING;



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thence North 52°05'30" East 103.04 feet to the Southerly line of property now owned by
Diking District No. 12;
thence South 68°04' East 87.13 feet to the Northwesterly bank of the Skagit River;
thence South 46°58' West along said river bank 98.33 feet to the Southerly line of the
said R. P. Donnerberg property;
thence North 68°04' West 97.29 feet to the TRUE POINT OF BEGINNING.

ALL OF THE ABOVE BEING SUBJECT TO and TOGETHER WITH easements,
reservations, restrictions, covenants, liens, leases, court causes and other instruments of
record.

All situate in the County of Skagit, State of Washington.



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