



200801240077
Skagit County Auditor

1/24/2008 Page 1 of 6 12:59PM

AFTER RECORDING MAIL TO:

Name Michael & Paulette Hughes
Address 16431 57th Ave SE, Snohomish, WA 98296
City / State _____

Quit Claim Deed

THE GRANTOR William R. Cummins and Wendy A. Cummins (husband and wife)

for and in consideration of boundary line adjustment without monetary consideration

conveys and quit claims to Michael H. Hughes and Paulette J. Hughes (husband and wife)
in further clarification of the Boundary Line Agreement dated August 18, 2000
and recorded under Auditor's File #200008250127
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:

See Attachment "A"

The above described property will be combined or aggregated with the contiguous property to the South owned by the Grantees. This boundary line adjustment is not for the purposes of creating an additional building lot.

This boundary line adjustment is approved by Loce Roder
of the Skagit County Planning Department. 1/16/2008

224
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Assessor's Property Tax Parcel/Account Number(s): P49287

JAN 24 2008

Dated 12/19/07

Amount Paid \$
Skagit Co. Treasurer
By LP Deputy

William R. Cummins
(Individual)
Wendy A. Cummins
(Individual)

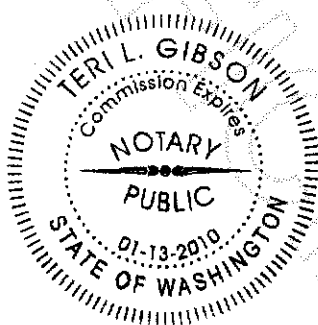
STATE OF WASHINGTON, } ss.
County of Skagit

ACKNOWLEDGMENT - Individual

On this day personally appeared before me William and Wendy Cummins

to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that William + Wendy to me known
signed the same as themselves free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 19th day of December, 2007



Teri L. Gibson
Notary Public in and for the State of Washington,
residing at

My appointment expires 01-13-2010

STATE OF WASHINGTON, } ss.
County of

ACKNOWLEDGMENT - Individual

On this day personally appeared before me _____
_____ to me known

to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that _____
signed the same as _____ free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this _____ day of _____, 19 _____

Notary Public in and for the State of Washington,
residing at

My appointment



200801240077
Skagit County Auditor

$$\begin{array}{r} 345.63 \\ 70^{\circ}39'58'' \end{array}$$

LEGAL DESCRIPTION: HUGHES

WEI JOB NO. 07-000-AP
OCTOBER 2007
L2140

PARCEL "A" (BEFORE CONVEYANCE):

THAT PORTION OF THE SOUTH HALF OF THE NORTH HALF OF THE SOUTHWEST QUARTER, AND THE SOUTH HALF OF THE SOUTHWEST QUARTER OF SECTION 17, TOWNSHIP 36 NORTH, RANGE 4 EAST, W.M., LYING BETWEEN THE COUNTY ROAD, COMMONLY KNOWN AS THE FRIDAY CREEK ROAD, AND STATE HIGHWAY NO. 1, COMMONLY KNOWN AS OLD HIGHWAY NO. 99;

EXCEPT THE NORTH 3 ACRES THEREOF, ALSO;
EXCEPT THAT PORTION LYING SOUTH OF A LINE BEGINNING ON THE WEST BOUNDARY OF THE STATE HIGHWAY AT A POINT NORTH 24°54'00"W., 1291.3 FEET FROM THE SOUTHEAST CORNER OF ABOVE DESCRIBED TRACT;
THENCE SOUTH 77°50'00"W., 606.8 FEET, MORE OR LESS, TO THE EAST BOUNDARY OF THE COUNTY ROAD.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

PARCEL "B" (BEFORE CONVEYANCE):

THAT PORTION OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 17, TOWNSHIP 36 NORTH, RANGE 4 EAST, W.M., DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE EASTERLY LINE OF THE COUNTY ROAD, AS IT EXISTED ON JULY 1, 1911, WITH THE SOUTH LINE OF THE NORTH HALF OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION;
THENCE EAST, A DISTANCE OF 626 AND 1/4 FEET;
THENCE NORTH, A DISTANCE OF 208 AND 2/3RDS FEET;
THENCE WEST, A DISTANCE OF 626 AND 1/4 FEET;
THENCE SOUTH, A DISTANCE OF 208 AND 2/3RDS FEET TO THE POINT OF BEGINNING;

EXCEPT THAT PORTION OF THE STATE HIGHWAY AS CONVEYED TO THE STATE OF WASHINGTON IN DEED RECORDED NOVEMBER 12, 1932, UNDER AUDITOR'S FILE NO. 253561, RECORDS OF SKAGIT COUNTY, WASHINGTON, ALSO;

EXCEPT ANY PORTION LYING EASTERLY OF THE STATE HIGHWAY;

ALSO THE NORTH 3 ACRES OF THAT PORTION OF THE SOUTH HALF OF THE NORTH HALF OF THE SOUTHWEST QUARTER OF SECTION 17, TOWNSHIP 36 NORTH, RANGE 4 EAST, W.M., LYING EAST OF THE COUNTY ROAD AS IT EXISTED ON MAY 27, 1926, AND WEST OF STATE HIGHWAY RIGHT-OF-WAY AS CONVEYED TO THE STATE OF WASHINGTON IN DEED RECORDED OCTOBER 27, 1932, UNDER AUDITOR'S FILE NO. 253379, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.



200801240077
Skagit County Auditor

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LEGAL DESCRIPTION (CONTINUED): HUGHES

WEI JOB NO. 07-000-AP
OCTOBER 2007
L2140

PARCEL CONVEYED:

THAT PORTION OF THE SOUTH HALF OF THE NORTHWEST QUARTER OF THE
SOUTHWEST QUARTER OF SECTION 17, TOWNSHIP 36 NORTH, RANGE 4 EAST, W.M.,
DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID
SECTION 17;

THENCE S.87°50'59"E., ALONG THE EAST-WEST CENTERLINE OF SAID SECTION 17, A
DISTANCE OF 411.12 FEET TO THE WESTERLY RIGHT-OF-WAY OF OLD HIGHWAY 99
NORTH (50 FEET OFF CENTERLINE);

THENCE S.23°37'57"E., ALONG SAID WESTERLY RIGHT-OF-WAY, A DISTANCE OF 989.48
FEET TO THE POINT OF BEGINNING;

THENCE CONTINUING, S.23°37'57"E., A DISTANCE OF 40.29 FEET;

THENCE N.88°09'52"W., A DISTANCE OF 523.27 FEET TO THE EASTERLY RIGHT-OF-WAY
OF FRIDAY CREEK ROAD (30 FEET OFF CENTERLINE);

THENCE N.15°01'58"W., ALONG SAID EASTERLY RIGHT-OF-WAY, A DISTANCE OF 34.89
FEET;

THENCE S.88°33'58"E., ALONG A FENCE LINE, A DISTANCE OF 325.88 FEET TO AN
ANGLE POINT IN THE FENCE LINE;

THENCE CONTINUING ALONG SAID FENCE LINE AT S.88°22'26"E., A DISTANCE OF
190.20 FEET TO THE POINT OF BEGINNING.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

PARCEL "A" (AFTER CONVEYANCE):

THAT PORTION OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 17,
TOWNSHIP 36 NORTH, RANGE 4 EAST, W.M., DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID
SECTION 17;

THENCE S.87°50'59"E., ALONG THE EAST-WEST CENTERLINE OF SAID SECTION 17, A
DISTANCE OF 411.12 FEET TO THE WESTERLY RIGHT-OF-WAY OF OLD HIGHWAY 99
NORTH (50 FEET OFF CENTERLINE);

THENCE S.23°37'57"E., ALONG SAID WESTERLY RIGHT-OF-WAY, A DISTANCE OF 989.48
FEET TO THE POINT OF BEGINNING;

THENCE CONTINUING, S.23°37'57"E., ALONG SAID RIGHT-OF-WAY, A DISTANCE OF
658.82 FEET;

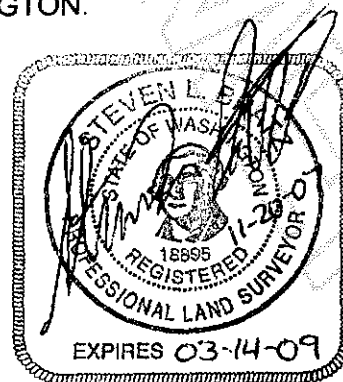
THENCE S.79°06'01"W., A DISTANCE OF 594.79 FEET TO THE EASTERLY RIGHT-OF-WAY
OF FRIDAY CREEK ROAD (30 FEET OFF CENTERLINE);

THENCE N.15°01'58"W., ALONG SAID EASTERLY RIGHT-OF-WAY, A DISTANCE OF 755.44
FEET;

THENCE S.88°33'58"E., ALONG A FENCE LINE, A DISTANCE OF 325.88 FEET TO AN
ANGLE POINT IN THE FENCE LINE;

THENCE CONTINUING ALONG SAID FENCE LINE AT S.88°22'26"E., A DISTANCE OF
190.20 FEET TO THE POINT OF BEGINNING.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.



LEGAL DESCRIPTION (CONTINUED): HUGHES

WEI JOB NO. 07-000-AP
OCTOBER 2007
L2140

PARCEL "B" (AFTER CONVEYANCE):

THAT PORTION OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 17, TOWNSHIP 36 NORTH, RANGE 4 EAST, W.M., DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE EASTERLY LINE OF THE COUNTY ROAD, AS IT EXISTED ON JULY 1, 1911, WITH THE SOUTH LINE OF THE NORTH HALF OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION;
THENCE EAST, A DISTANCE OF 626 AND 1/4 FEET;
THENCE NORTH, A DISTANCE OF 208 AND 2/3RDS FEET;
THENCE WEST, A DISTANCE OF 626 AND 1/4 FEET;
THENCE SOUTH, A DISTANCE OF 208 AND 2/3RDS FEET TO THE POINT OF BEGINNING;

EXCEPT THAT PORTION OF THE STATE HIGHWAY AS CONVEYED TO THE STATE OF WASHINGTON IN DEED RECORDED NOVEMBER 12, 1932, UNDER AUDITOR'S FILE NO. 253561, RECORDS OF SKAGIT COUNTY, WASHINGTON, ALSO;

EXCEPT ANY PORTION LYING EASTERLY OF THE STATE HIGHWAY;
ALSO THAT PORTION OF THE SOUTH HALF OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 17, TOWNSHIP 36 NORTH, RANGE 4 EAST, W.M. AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 17;

THENCE S.87°50'59"E., ALONG THE EAST-WEST CENTERLINE OF SAID SECTION 17, A DISTANCE OF 411.12 FEET TO THE WESTERLY RIGHT-OF-WAY OF OLD HIGHWAY 99 NORTH (50 FEET OFF CENTERLINE);

THENCE S.23°37'57"E., ALONG SAID WESTERLY RIGHT-OF-WAY, A DISTANCE OF 740.67 FEET TO THE POINT OF BEGINNING;

THENCE CONTINUING, S.23°37'57"E., ALONG SAID RIGHT-OF-WAY, A DISTANCE OF 248.81 FEET;

THENCE N.88°22'26"W., ALONG A FENCE LINE, A DISTANCE OF 190.20 FEET TO AN ANGLE POINT IN THE FENCE LINE;

THENCE CONTINUING ALONG SAID FENCE LINE AT N.88°33'58"W., A DISTANCE OF 325.88 FEET TO THE EASTERLY RIGHT-OF-WAY OF FRIDAY CREEK ROAD (30 FEET OFF CENTERLINE);

THENCE N.15°01'58"W., ALONG SAID EASTERLY RIGHT-OF-WAY, A DISTANCE OF 237.85 FEET;

THENCE S.88°09'50"E., A DISTANCE OF 478.10 FEET TO THE POINT OF BEGINNING.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

