



200902130017

Skagit County Auditor

2/13/2009 Page

1 of

5 9:54AM

RETURN TO:

P. Hayden
PO Box 454
Sedro-Woolley, WA 98284

DOCUMENT TITLE(S) (or transactions contained herein):

Quit Claim Deed – Boundary Line Adjustment

REFERENCE NUMBER(S) OF DOCUMENTS ASSIGNED OR RELEASED:

GRANTOR(S) (Last name, first name and initials):

1. **Strock, Sheila L**
- 2.

GRANTEE(S) (Last name, first name and initials):

1. **Equity Trust Co., Custodian f/b/o Robin Choffel IRA**
- 2.

LEGAL DESCRIPTION (Abbreviated: i.e., lot, block, plat or quarter, quarter, section, township and range).

Ptn Lot 2, "TROWBRIDGE ADDITION TO TOWN OF SEDRO WOOLLEY", recorded in Vol. 3 of Plats, page 33, Records of Skagit County, Washington

ASSESSOR'S PARCEL/TAX I.D. NUMBER:

P77320 / 4175-000-002-0009

After recording return to:

ORIGINAL

**QUIT CLAIM DEED
A BOUNDARY LINE ADJUSTMENT**

The Grantor, Sheila L. Strock as her separate property, in consideration of a boundary line adjustment, convey and quit claim to Equity Trust Co., Custodian for the Benefit of Robin Choffel IRA, an unmarried woman, the following described real estate, including any after-acquired interest of Grantor, situated in the County of Skagit, State of Washington, and described as follows:

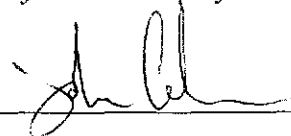
The South five feet five inches (5'5") of that property legally described on the attached Exhibit A, situate in the County of Skagit, State of Washington.

This boundary line adjustment is illustrated on the attached Exhibit B.

This conveyance shall constitute a boundary line adjustment. The real property herein described shall be combined with adjoining property of Grantee (P77324), and shall not constitute a separate building lot without compliance with the City of Sedro-Woolley subdivision ordinance.

Approved:

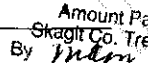
City of Sedro-Woolley Planning Department

By 

Dated 10-17-07

380
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

FEB 13 2009

Amount Paid \$ 49.11
By  Deputy
Skagit Co. Treasurer



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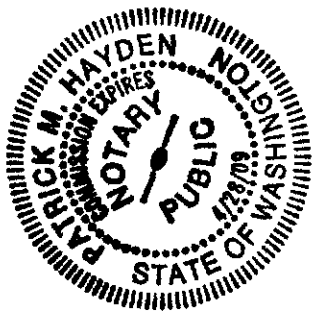
DATED this 30 day of July, 2008.

Sheila L. Strock
Sheila L. Strock

State of Washington)
) ss.
County of Skagit)

On this day personally appeared before me Sheila L. Strock, to me known to be the individual 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 30 day of July, 2008.



Patrick M. Hayden

Notary Public in and for the State of Washington
residing at Sedro-Woolley
My Commission Expires:
Print Name 4.28.09 Patrick M. Hayden

BOUNDARY LINE ADJUSTMENT
Reviewed and Approved in Accordance
with Chapter 16.16 SWMC on
Sheila L. Strock 10-17, 2007
ASSOCIATE PLANNER
City of Sedro-Woolley
Department of Planning and Development Services



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The South 75 feet of the North 195 feet of the East 85 feet of Lot 2, "TROWBRIDGE ADDITION TO THE TOWN OF SEDRO WOOLLEY", according to the plat thereof recorded in Volume 3 of Plats, page 33, records of Skagit County, Washington;

TOGETHER WITH the following described Parcels "A" and "B":

PARCEL "A":

Commencing at the Northeast corner of Lot 2 of the "TROWBRIDGE ADDITION TO THE TOWN OF SEDRO WOOLLEY", as recorded in Volume 3 of Plats, page 33, records of Skagit County, Washington; thence South along the East line of said Lot 2 a distance of 120.00 feet to the point of beginning; thence North along said East line a distance of 20.00 feet; thence South 89°23'28" West a distance of 25.85 feet to the beginning of a tangent curve to the left; thence along said curve an arc distance of 34.24 feet through a central angle of 78°27'47"; thence North 89°23'28" East a distance of 50.13 feet to the point of beginning.

PARCEL "B":

Commencing at the Northeast corner of Lot 2 of the "TROWBRIDGE ADDITION TO THE TOWN OF SEDRO WOOLLEY", as recorded in Volume 3 of Plats, page 33, records of Skagit County, Washington; thence South along the East line of said Lot 2 a distance of 120.00 feet; thence South 89°23'28" West parallel to and 120.00 feet distant Southerly from the North line of said Trowbridge Addition, a distance of 76.14 feet to the true point of beginning; thence continuing South 89°23'28" West a distance of 8.86 feet to the West line of the East 85.00 feet of said Lot 2 of said Trowbridge Addition; thence North 0°00' East along said West line of East 85.00 feet of Lot 2 of Trowbridge Addition, a distance of 14.39 feet to a point on non-tangent curve having a radius point bearing South 38°32'38" West at a distance of 25.00 feet; thence Southeasterly along said curve an arc distance of 17.15 feet through a central angle of 39°18'37" to the true point of beginning.

AND EXCEPT from all the above the following described PARCEL "C":

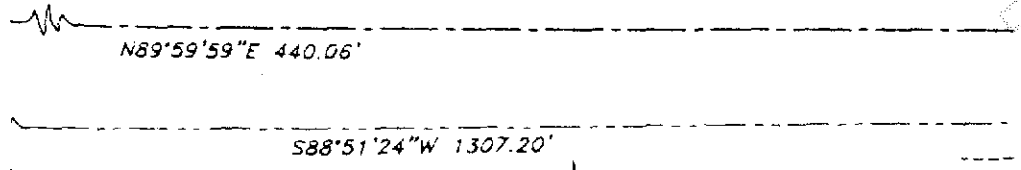
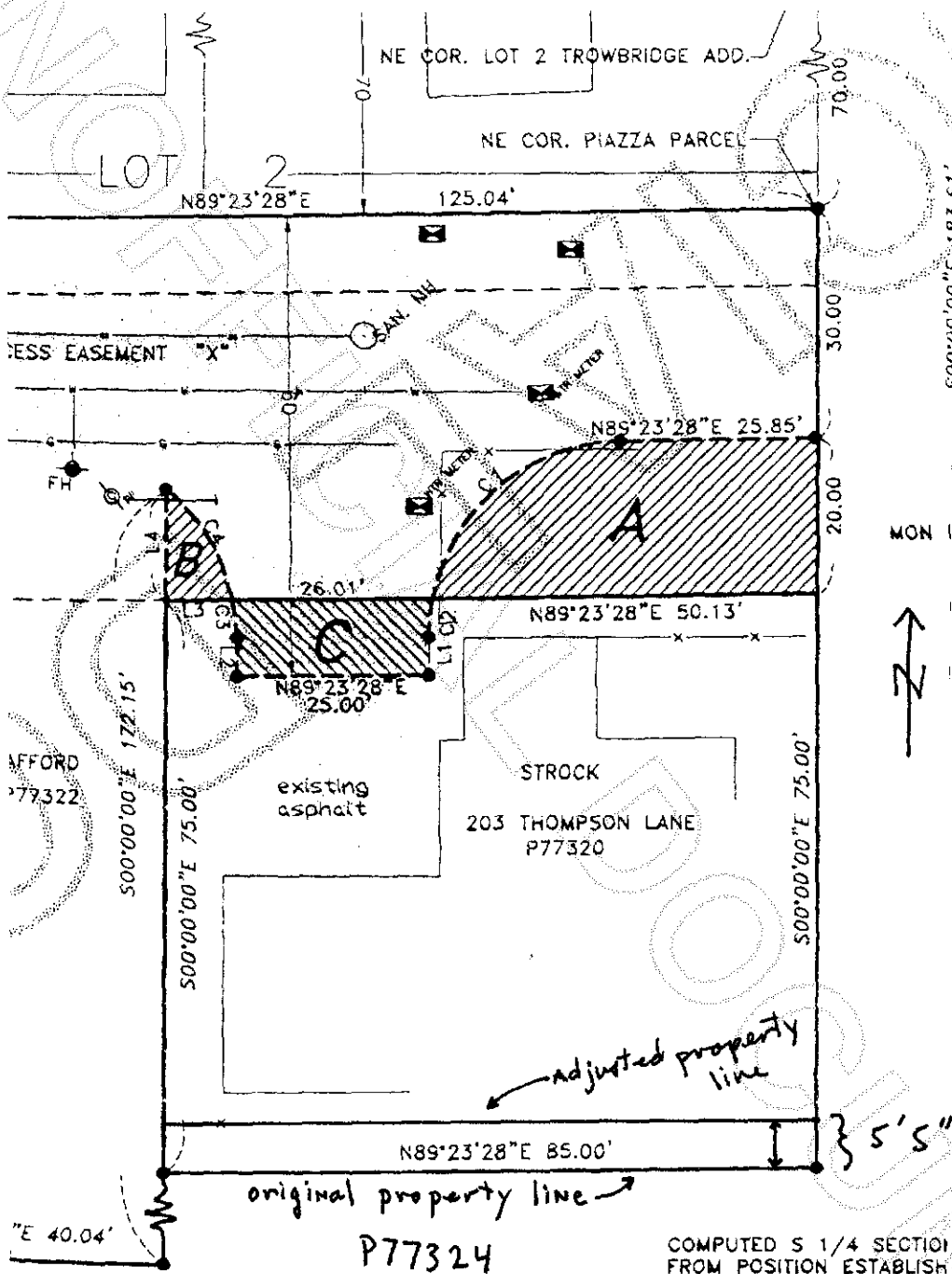
Commencing at the Northeast corner of Lot 2 of the "TROWBRIDGE ADDITION TO THE TOWN OF SEDRO WOOLLEY", as recorded in Volume 3 of Plats, page 33, records of Skagit County, Washington; thence South along the East line of said Lot 2 a distance of 120.00 feet; thence South 89°23'28" West parallel to and 120.00 feet distant Southerly from the North line of said Trowbridge Addition, a distance of 76.14 feet to the true point of beginning; thence North 89°23'28" East a distance of 26.01 feet to a point on non-tangent curve having a radius point bearing South 79°04'19" East at a distance of 25.00 feet; thence Southwesterly along said curve an arc distance of 5.03 feet through a central angle of 11°32'13"; thence South 0°36'32" East a distance of 5.00 feet; thence South 89°23'28" West a distance of 25.00 feet; thence North 0°36'32" West a distance of 5.00 feet to a point to the beginning of a tangent curve having a radius point bearing South 89°23'28" West at a distance of 25.00 feet; thence Northwesterly along said curve an arc distance of 5.03 feet through a central angle of 11°32'13" to the true point of beginning.

Exhibit A



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UNITY MAP

Exhibit B



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