

**RECORDING REQUESTED BY AND  
RETURN ADDRESS:**

City of Sedro-Woolley  
325 Metcalf St  
Sedro Woolley, WA 98284  
Attention: Mark A. Freiberger, PE,



200902200074

Skagit County Auditor

2/20/2009 Page 1 of 4 12:01PM

GRANTOR: Stanislaw Properties, LLC

GRANTEE: City of Sedro-Woolley

ABBREVIATED LEGAL DESCRIPTION: Ptn of Tracts 1 – 3, Skagit County SP #11-84, V 6, Pgs 179 & 180 and Ptn of E ½ of SW ¼ of SE ¼ of S 18, T 35 N, R 5 E

ASSESSOR'S TAX PARCEL NO.: 350518-4-029-0003 (P39412)

FRUITDALE ROAD AND MCGARIGLE ROAD IMPROVEMENTS PROJECT

GUARDIAN NORTHWEST TITLE CO.

~~ACCOMMODATION RECORDING ONLY~~

**QUIT CLAIM DEED**

M4363

**THE GRANTOR(S)** Stanislaw Properties, L.L.C., a Washington limited liability company, for and in consideration of mutual benefits and not for monetary consideration, conveys and quit claims to the City of Sedro-Woolley a Municipal Corporation in Skagit County, Washington, all Grantor's right, title and interest in and to the following described real property, situate in the County of Skagit, State of Washington, together with all after acquired title of the grantor(s) therein:

That portion of the real property legally described in Exhibit A for right of way purposes to the City of Sedro-Woolley; being more particularly described as follows:

Beginning at the Southeast corner of said parcel;

Thence Northerly along the West right of way line of Fruitdale Road a distance of 256.77 feet to the northeast corner of said parcel;

thence Westerly at 90° to said right of way line a distance of 10.00 feet;

thence Southerly along a line that is parallel to and 10.00 feet distant from said West right of way line of said Fruitdale Road a distance of 256.75 feet to the south line of said parcel;

thence Easterly along said south line 10.00 feet to the Point of Beginning.


Situate in the City of Sedro-Woolley, County of Skagit, State of Washington

The Grantor(s) acknowledge(s) that the property and/or property rights conveyed herein are a donation; the consideration is a mutual benefit to be derived; and the Grantor(s) has been informed of its right to receive just compensation and have waived said rights.

Dated this 12<sup>th</sup> day of February, 2009.

**GRANTOR:**

Stanislaw Properties, LLC

By:   
ROB JANICKI, Managing Member

454  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

FEB 20 2009

Amount Paid \$ 0  
Skagit Co. Treasurer  
By  Deputy



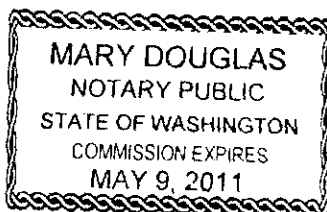
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STATE OF WASHINGTON )

County of Skagit )

I certify that I know or have satisfactory evidence that ROB JANICKI is the person who appeared before me, and said person acknowledged he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the MANAGING MEMBER of the Stanislaw Properties, L.L.C., a Limited Liability Company, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED this 12<sup>th</sup> day of February, 2009.



MARY DOUGLAS  
(Print Name)

Mary Douglas  
Notary Public in and for the State of Washington  
Residing at SKAGIT County, WA  
My Appointment Expires: 5-9-2011



200902200074  
Skagit County Auditor

2/20/2009 Page

3 of

4 12:01PM

## EXHIBIT A

### Legal Description of the Stanislaw L.L.C. parcel 39412

Tracts 1,2 and 3, Skagit Co. S.P. No. 11-84, approved 5-23-84 and recorded 10-17-84 in Vol. 6 of S.P., PGS 179 and 180, under Aud. No. 8410170004, Records of Skagit County, Wa.: being a portion of the SW  $\frac{1}{4}$  of the SE  $\frac{1}{4}$  in Sec. 18, T.35 N. R. 5 E., W.M.

And Also:

That portion of the East  $\frac{1}{2}$  of the Southeast  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 18, Township 35 North, Range 5 East, W.M., lying Northerly of the Great Northern Railway Company right of way,

EXCEPT the West 30 feet thereof;

ALSO EXCEPT the North 60 feet thereof,

AND ALSO EXCEPT that portion thereof lying Southerly of a sewer line as the same existed on May 1, 1970 and was referred to in Real Estate Contract recorded May 18, 1970, under Auditor's File No. 739080, records of Skagit County, Washington; and which runs in a Westerly direction from a point the west line of the County road along the East line of said subdivision which is 351 feet, more or less, North of the centerline of the State Highway 20,

AND ALSO EXCEPT the East 20 feet for a road conveyed to Skagit County by Deed recorded under Auditor's File No. 57468, records of Skagit County, Washington;

AND FURTHER EXCEPTING any portion lying within the boundaries of Short Plat no. 92-019 recorded August 30, 1995, under Auditor's File No. 9508300056, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.



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