



200908030139
Skagit County Auditor

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When recorded return to:

JOSEPH R FOX
1111 PETERSON RD
Burlington, Wa 98233

Filed for record at request of: LAND TITLE OF SKAGIT COUNTY

BURLINGTON EDISON SCHOOL DISTRICT #100

(3)

QUIT CLAIM DEED

THE GRANTOR BURLINGTON EDISON SCHOOL DISTRICT #100, a Public Corporation

for and in consideration of **Boundary Line Adjustment** conveys and quit claims to

THE GRANTEE **Joe Fox**, as his separate estate

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.

A Ptn of Tr. 47, Burl. Acreage Property aka Lot 2 SP # SS-1-06.

Fully described in **Exhibit A** attached.

The property owned by the Grantor is legally described in **Exhibit A**. The parties desire to aggregate said parcel in Exhibit A to the parcel as more specifically described in **Exhibit B** attached hereto. The resulting legal description is shown in **Exhibit C** and delineated on **Exhibit D**. This boundary adjustment is not for the purposes of creating an additional building lot.

Tax # **P62596 and P124228**

Dated: June 22, 2009

By-

It's -

BURLINGTON EDISON SCHOOL DISTRICT #100

State of Washington }
County of Skagit } SS.

I certify that I know or have satisfactory evidence that Laurel W. Browning is the person who appeared before me, he/she/they is the Superintendent of BURLINGTON EDISON SCHOOL DISTRICT #100, a Washington public corporation and they freely signed in their authorized capacities for the uses and purposes stated in this instrument.

Dated:

June 22, 2009



Vicki G. Kelley

Notary Public in and for the State of Washington
Residing at: Burlington, WA
My appointment expires: 03-20-11

2343
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
Paid

AUG 03 2009

By: [Signature]
Skagit County Auditor

Exhibit A

Boundary Line Adjustment Description Portion P-62596 to P-124228

That portion of the South 50.00 feet of the below described Tract "X", described as follows:

BEGINNING at the Northwest corner of Lot 1, Burlington Short Plat No. SS-1-06, approved April 4, 2006 and recorded April 4, 2006 under Skagit County Auditor's File No. 200604040098;
thence South 87°33'26" East along the North line of said Lot 1 or North line extended for a distance of 146.45 feet, more or less, to the Northeast corner Lot 2, said Short Plat No. SS-1-06, also being the Southeast corner of the below described Tract "X";
thence North 1°18'46" East on a Northerly projection of the East line of said Lot 2 also being the East line of said below described Tract "X" for a distance of 50.01 feet, more or less, to a point on the North line of said South 50.00 feet of the below described Tract "X";
thence North 87°33'26" West along said North line for a distance of 147.56 feet, more or less, to a point bearing North 0°02'45" East from the POINT OF BEGINNING;
thence South 0°02'45" West for a distance of 50.04 feet, more or less, to the POINT OF BEGINNING.

Tract "X"

The West 1/2 of Tract 47, "Plat of the Burlington Acreage Property," as per plat recorded in Volume 1 of Plats, page 49, records of Skagit County, Washington, EXCEPT the South 208 feet thereof, AND EXCEPT the East 33 feet thereof.

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

Situate in the County of Skagit, State of Washington.

Containing 7,350 sq. ft.

The above-described parcel will be combined or aggregated with contiguous property to the South (P-124228) owned by the Grantee.

This Boundary Line Adjustment is not for the purpose of creating additional building lots.



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APPROVED

Reviewed and approved in accordance with Skagit County Code, Chapter 14.18.700

Skagit County

By: Mace Rorden
Title: Senior Planner

Date: 7/22/2009

Reviewed and approved in accordance with City of Burlington Code, Chapter 16.16.

City of Burlington

By: Margaret Glick
Title: Planning Director

Date: 7/15/09



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Exhibit B

P124228 Prior to Adjustment

Lot 2, City of Burlington Short Plat No. SS-1-06, approved April 4, 2006 and recorded April 4, 2006 under Auditor's file number 200604040098 records of Skagit County, being a portion of Tract 47, "Plat of the Burlington Acreage Property," as per plat recorded in Volume 1 of Plats, page 49, records of Skagit County, Washington,

Situate in the County of Skagit, State of Washington.



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Exhibit C

Parcel P124228 After Adjustment

Lot 2, City of Burlington Short Plat No. SS-1-06, approved April 4, 2006 and recorded April 4, 2006 under Auditor's file number 200604040098 records of Skagit County, being a portion of Tract 47, "Plat of the Burlington Acreage Property," as per plat recorded in Volume 1 of Plats, page 49, records of Skagit County, Washington,

TOGETHER WITH THAT portion of the South 50.00 feet of the below described Tract "X", described as follows:

BEGINNING at the Northwest corner of Lot 1, Burlington Short Plat No. SS-1-06, approved April 4, 2006 and recorded April 4, 2006 under Skagit County Auditor's File No. 200604040098;
thence South 87°33'26" East along the North line of said Lot 1 or North line extended for a distance of 146.45 feet, more or less, to the Northeast corner Lot 2, said Short Plat No. SS-1-06, also being the Southeast corner of the below described Tract "X";
thence North 1°18'46" East on a Northerly projection of the East line of said Lot 2 also being the East line of said below described Tract "X" for a distance of 50.01 feet, more or less, to a point on the North line of said South 50.00 feet of the below described Tract "X";
thence North 87°33'26" West along said North line for a distance of 147.56 feet, more or less, to a point bearing North 0°02'45" East from the POINT OF BEGINNING;
thence South 0°02'45" West for a distance of 50.04 feet, more or less, to the POINT OF BEGINNING.

Tract "X"

The West 1/2 of Tract 47, "Plat of the Burlington Acreage Property," as per plat recorded in Volume 1 of Plats, page 49, records of Skagit County, Washington, EXCEPT the South 208 feet thereof,
AND EXCEPT the East 33 feet thereof.

Situate in the County of Skagit, State of Washington.



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