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200909290044
Skagit County Auditor

9/29/2009 Page 1 of 3 11:24AM

[this space for recording information]

After Recording Return to:

Stg - 0600005402
75987474

Mail Tax Statements To:

Gary K. Benson
Leigh Ann Benson
739 Westpoint Place
Burlington, WA 98233

Property Tax ID#: 4751-000-036-0000

ABBREVIATED LEGAL: UNIT 36, WESTPOINT CONDOMINIUM.

QUITCLAIM DEED Rec 1st

Exempt from Tax Pursuant to WAC 458-61A-203(1)
(The purpose of this deed is to create an estate of community property)

MADE this 17th day of September, 2009 by and between GARY K. BENSON and LEIGH ANN BENSON formerly known as Leigh Ann Dorsey, a now married couple both of whom acquired title as single persons residing at 739 Westpoint Place, Burlington, WA 98233, **Grantors**, and GARY K. BENSON and LEIGH ANN BENSON, husband and wife, creating an estate of community property with the right of survivorship, residing at 739 Westpoint Place, Burlington, WA 98233, **Grantees**;

WITNESSETH, that said Grantors, for in consideration of the sum of TEN (\$10.00) DOLLARS, and other good and valuable considerations in hand paid by Grantees, the receipt whereof is hereby acknowledged, does hereby remise, release, convey and quitclaim unto the said Grantees forever, all the right, title, interest, claim and demand which the said Grantors have in and to the following described lot, piece or parcel of land, situate, lying and being in Skagit County, Washington to-wit:

UNIT 36, " PLAT OF WESTPOINT CONDOMINIUM", AS RECORDED APRIL 20, 2000 UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 200009070034.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2952
SEP 29 2009

Page 1 of 3

Amount Paid \$0
Skagit Co. Treasurer
By *mm* Deputy



50322186
Security
Title

SUBJECT TO THE FOLLOWING:

1. EASEMENT AND PROVISIONS: RECORDED: DECEMBER 3, 1999
AUDITOR'S NO: 199912030123
2. MATTERS AS DISCLOSED AND/OR DELINEATED RECORDED: APRIL 20,
2000 AUDITOR'S NO. 200004200062.
3. TERMS, PROVISIONS, COVENANTS, CONDITIONS, DEFINITIONS,
OPTIONS, OBLIGATIONS AND RESTRICTIONS RECORDED: APRIL 20,
2000 AUDITOR'S FILE NO: 200004200063.
4. SAID INSTRUMENT WAS MODIFIED BY INSTRUMENT RECORDED
SEPTEMBER 7, 2000 UNDER AUDITOR'S FILE NO. 200009070035 AND
INSTRUMENT RECORDED OCTOBER 6, 2000 UNDER AUDITOR'S FILE NO.
200010060069.
5. AGREEMENT, AND THE TERMS AND CONDITIONS THEREOF:
RECORDED: DECEMBER 19, 1978 AUDITOR'S NO: 893351
6. TERMS AND CONDITIONS CONTAINED IN DECLARATION OF
EASEMENTS, COVENANTS AND ROAD MAINTENANCE AGREEMENT:
RECORDED: MARCH 10, 1983 AUDITOR'S NO.: 8303100034
7. EASEMENT, RECORDED: MAY 4, 1891 AUDITOR'S NO: 2350
8. EASEMENT RECORDED: OCTOBER 4, 1938 AUDITOR'S NO: 306366
9. COVENANTS AND RESTRICTIONS CONTAINED IN AGREEMENT FOR
REZONE: RECORDED: APRIL 5, 1984 AUDITOR'S NO.: 8404050068

THIS CONVEYANCE IS MADE SUBJECT TO ALL RESTRICTIONS,
EASEMENTS, RIGHTS OF WAY, COVENANTS AND CONDITIONS
CONTAINED IN THE DEEDS FORMING THE CHAIN OF TITLE TO THIS
PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO GARY K. BENSON, A
SINGLE PERSON AND LEIGH ANN DORSEY, A SINGLE PERSON BY
STATUTORY WARRANTY DEED BY WESTSIDE MEADOWS LIMITED
LIABILITY COMPANY RECORDED 09/28/2001 AS DOCUMENT NO.
200109280126 IN SKAGIT COUNTY, WASHINGTON.

PROPERTY ADDRESS: 739 Westpoint Place, Burlington, WA 98233
The legal description was obtained from a previously recorded instrument.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances
thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity
and claim whatsoever of the said Grantors, either in law or in equity, to the only proper use,
benefit and behalf of the said Grantees or parties forever.



IN WITNESS WHEREOF, Grantors has hereunto set a hand and seal the day and year first written above.

GRANTORS:

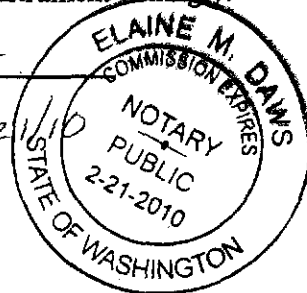
Gary K. Benson
GARY K. BENSON

Leigh Ann Benson
LEIGH ANN BENSON
formerly known as Leigh Ann Dorsey

STATE OF WASHINGTON)
COUNTY OF Skagit)

The foregoing instrument was hereby acknowledged before me this 17th day of September, 2009 by, GARY K. BENSON, who is personally known to me or who has produced _____, as identification, and who signed this instrument willingly.

Elaine M. Daws
Notary Public
My commission expires: 2/21/10

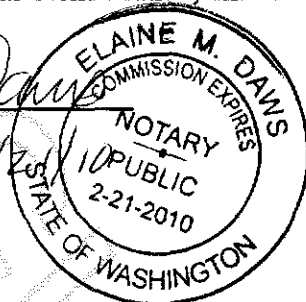


PRINTED NAME: Elaine M. Daws
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON
RESIDING AT: Sedro Woolley
MY COMMISSION EXPIRES ON: 2/21/10

STATE OF WASHINGTON) **COUNTY OF** Skagit)

The foregoing instrument was hereby acknowledged before me this 17th day of September, 2009 by, LEIGH ANN BENSON formerly known as Leigh Ann Dorsey who is personally known to me or who has produced _____, as identification, and who signed this instrument willingly.

Elaine M. Daws
Notary Public
My commission expires: 2/21/10



PRINTED NAME: Elaine M. Daws
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON
RESIDING AT: Sedro Woolley
MY COMMISSION EXPIRES ON: 2/21/10

This instrument was prepared without benefit of a title search or examination, and title is neither warranted nor guaranteed by preparer. No title search was performed on the subject property by this preparer. The preparer expresses no opinion as to the title the Grantee(s) will receive. The preparer has not had any contact with the Grantor(s) nor Grantee(s) herein. No legal advice was given to any party herein. Information contained in this instrument was provided to preparer by an agent for said Grantor and/or Grantee. The preparer of this deed makes no representation as to: the status of the title; property use; any zoning regulations concerning described property herein conveyed; or any matter except the validity of the form of this instrument. No boundary survey was made at the time of this conveyance. **PREPARER IS NOT RESPONSIBLE FOR CLOSING, the execution of this document, the validity of any power of attorney, if one is being used, the collection of taxes nor the recording of this instrument. Preparer not responsible for typed or hand written additions made to this instrument after its preparation.**

Prepared Under the Supervision Of: P. DeSantis, Esq.

By: Law's Specialty Group, Inc. 235 West Brandon Blvd., #191 Brandon, Florida 33511

866-755-6300

