

UNRECORDED



200912100053
Skagit County Auditor

12/10/2009 Page 1 of 2 1:02PM

WHEN RECORDED RETURN
SKAGIT STATE BANK
POST OFFICE BOX 285
BURLINGTON WA 98233

Filed for Record at Request of
Land Title Company of Skagit County
Order No.: 134878-SWS

PARTIAL RECONVEYANCE

The undersigned as trustee under that certain Deed of Trust, dated OCTOBER 22 2009 in which ROBERT C MELDER AND ANN J MELDER H/W is grantor and SKAGIT STATE BANK is beneficiary, recorded on OCTOBER 27 2009 as Auditor's No. 200910270002 records of SKAGIT County, Washington, having received from the beneficiary under said Deed of Trust a written request to reconvey a portion of the real property described in said deed, does hereby reconvey, without warranty, to the persons entitled thereto the right, title and interest now held by said trustee in and to the portion of the real property described in said Deed of Trust, situated in SKAGIT County, Washington, as follows:

Lot 27, Plate No 1 Sedro Home Ac.
SEE ATTACHED LEGAL DESCRIPTION
4171-001-027-0002 /P77116

Dated DECEMBER 10 2009

LAND TITLE COMPANY OF SKAGIT CO
(Trustee)
Bill Ronhaar
By: Bill Ronhaar (Name-Title) Manager

STATE OF WASHINGTON }ss.
COUNTY OF _____

On this day personally appeared before me _____
to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledge 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 _____

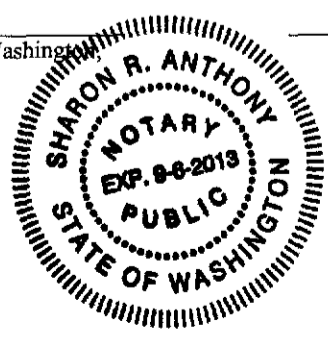
STATE OF WASHINGTON }ss.
COUNTY OF SKAGIT

On this 10TH day of DECEMBER 2009 before me, that undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared BILL RONHAAR, to me known to be the authorized signatory of LAND TITLE COMPANY
The corporation that executed the foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that he is authorized to execute to the said instrument

Witness my hand and official seal hereto affixed the day and year first above written.

Sharon R. Anthony
Sharon R. Anthony
Notary Public in and for the State of Washington,
Residing at MOUNT VERNON
My appointment expires 9/6/2013

Notary Public in and for the State of Washington,
Residing at _____
My Appointment expires _____



Lot 27, "PLATE NO. 1, SEDRO HOME ACREAGE, SKAGIT CO., WASH., 1904," as per plat recorded in Volume 3 of Plats, page 39, records of Skagit County, Washington, EXCEPT the South 85 feet thereof.

TOGETHER WITH The South 20 feet of Lot 26 "PLATE NO. 1, SEDRO HOME ACREAGE, SKAGIT CO., WASH., 1904," as per plat recorded in Volume 3 of Plats, page 39, records of Skagit County, Washington.

TOGETHER WITH an easement for ingress, egress and utilities over, under and through the following described tract:

Beginning at the Northeast corner of the above described South 20 feet of Lot 26;
thence North along the East line of said Lot 26, a distance of 12.00 feet;
thence Southwesterly, a distance of 41.76, feet to a point on the North line of the above described South 20 feet which lies 40 feet West of the Northeast corner thereof;
thence East, a distance of 40 feet to the point of beginning.

RESERVING an easement for ingress, egress and utilities over, under and through the following described tract:

Beginning at the Northeast corner of the above described South 20 feet;
thence South along the East line of said Lot 26, a distance of 14.00 feet;
thence Northwesterly, a distance of 42.38 feet to a point on the North line of the above described South 20 feet which lies 40 feet West of the point of the Northeast corner thereof;
thence East, a distance of 40 feet to the point of beginning.

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



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