

When recorded return to:

Keith S. Johnson
18873 Quail Dr.
Mount Vernon, WA 98274



200912220041

Skagit County Auditor

12/22/2009 Page

1 of

2 10:33AM

Escrow Number: JM-1562

QUIT CLAIM DEED

GUARDIAN NORTHWEST TITLE CO.

JM-1562-1

ACCOMMODATION RECORDING ONLY

THE GRANTOR KEITH S. JOHNSON, INDIVIDUALLY, AND KEITH S. JOHNSON AND MONI B. BUTLER, AS CO-PERSONAL REPRESENTATIVES OF THE ESTATE OF ALISON R. JOHNSON IN SKAGIT COUNTY PROBATE CAUSE NO. 08-4-00063-0 for and in consideration of distribution of estate assets without monetary consideration conveys and quit claims to **Keith S. Johnson, a single man**, the following described real estate, situated in the County of Skagit, State of Washington, together with all after acquired title of the Grantor therein:

That portion of the West $\frac{1}{2}$ of the Southwest $\frac{1}{4}$ of Section 23, Township 34 North, Range 4 East, W.M., lying Southerly of the Mount Vernon-Big Lake county road right-of-way and described as follows:

Commencing at a point on the West line of said subdivision, which point bears North $0^{\circ} 01' 14''$ East, a distance of 1,994.69 feet from the Southwest corner of said Southwest $\frac{1}{4}$; thence South $89^{\circ} 58' 46''$ East, a distance of 657.45 feet to the True Point of Beginning, said point being the Southeast corner of those premises conveyed to Harold Wanamaker, et ux, by deed recorded February 13, 1962 as Auditor's File No. 617909; thence continuing South $89^{\circ} 58' 46''$ East, a distance of 181.92 feet, more or less, to the West line of the 60-foot wide Mountain View Road right-of-way conveyed to Skagit County by deed recorded September 20, 1960 as Auditor's File No. 598910; thence North $41^{\circ} 12' 24''$ East along said West line, a distance of 162.01 feet, more or less, to a point on the South right-of-way line of said Mount Vernon-Big Lake Road right-of-way; thence North $53^{\circ} 54' 50''$ West along said South line, a distance of 132.51 feet; thence continuing along the South line of said county road right-of-way on a curve to the left having a radius of 307.03 feet and a central angle of $36^{\circ} 12' 04''$, an arc distance of 193.99 feet, to the Northeast corner of said Wanamaker tract; thence South $0^{\circ} 01' 14''$ West along the East line of said Wanamaker tract, a distance of 258.92 feet, more or less, to the True Point of Beginning; EXCEPT that portion thereof, if any, lying within that certain strip of land conveyed to Skagit County for right-of-way purposes by deed recorded June 21, 1956 as Auditor's File No. 537716.

Subject to Covenants, Conditions, Restrictions and Easements, if any.

Tax Parcel Number(s): P 128643

Dated: December 4, 2009

Keith S. Johnson

Keith S. Johnson, Individually and as Personal Representative

Moni B. Butler

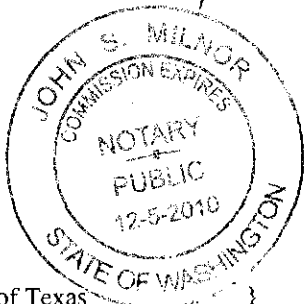
Moni B. Butler, as Personal Representative

State of Washington
County of Skagit } SS:

I certify that I know or have satisfactory evidence that Keith S. Johnson is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it individually and as the Co-Personal Representative of the Estate of Alison R. Johnson to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: Dec 4, 2009

John S. Milnor



Notary Public in and for the State of Washington

Residing at: Mount Vernon

My appointment expires: 12-5-2010

State of Texas }
County of Harris } ss.

I certify that I know or have satisfactory evidence that Moni B. Butler is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in the instrument.

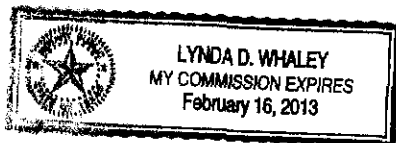
Dated: 12/9/09

Lynda D. Whaley

Notary Public in and for the State of Texas

Residing at: (city) Kingwood

My appointment expires: 2-14-2013



3915
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

DEC 22 2009

Amount Paid \$0
Skagit Co. Treasurer
By man Deputy



200912220041
Skagit County Auditor