

**After Recording Return To:**  
**SKAGIT LAW GROUP, PLLC**  
**P. O. Box 336**  
**Mount Vernon, WA 98273**



201007160033

Skagit County Auditor

7/16/2010 Page 1 of 6 11:21AM

## QUIT CLAIM DEED

**GRANTORS:** **CAROL J. MILLER**, Individually,  
and  
**CAROL J. MILLER**, Personal Representative of the Estate  
of **DAN H. MILLER**, Deceased

**GRANTEES:** **CAROL J. MILLER**, a single woman, as to an undivided  
18.69% interest;  
**CAROL J. MILLER** and **MARVIN OMDAL**,  
Co-Trustees of the *Dan H. Miller Bypass Trust uwd*  
*10/18/2002*, as to an undivided 66.67% interest, and  
**CAROL J. MILLER** and **MARVIN OMDAL**,  
Co-Trustees of the *Dan H. Miller QTIP Trust uwd*  
*10/18/2002*, as to an undivided 14.64% interest

Legal Description  
Abbreviated Form:

Ptn E ½ NE ¼, 20-35-4 E W.M.;  
S ½ NE ¼ 20-35-4 E W.M.;  
Ptn Tract 2, Skagit County SP No. 27-81, 20-35-4 E W.M.

Additional on Page:

Exhibit A

Assessor's Tax Parcel Nos:

350420-0-001-0000; P36940  
350420-0-002-0009; P36941  
350420-1-004-0104; P36958  
350420-1-004-0200; P119956  
350420-014-0200; P119963

2127  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

JUL 16 2010

Amount Paid \$  
Skagit Co. Treasurer  
By *JP* Deputy

QUIT CLAIM DEED

THE GRANTORS, **CAROL J. MILLER**, a single person in her individual capacity, and **CAROL J. MILLER** in her capacity as the duly appointed, qualified and acting Personal Representative for the Estate of **DAN H. MILLER, Deceased** (the "decedent"), under Skagit County Superior Court Cause No. 08 4 00212 8, in distribution of said estate, hereby convey and quitclaim to **CAROL J. MILLER**, a single woman, an undivided 18.69% fractional interest; to **CAROL J. MILLER** and **MARVIN OMDAL, Co-Trustees of the Dan H. Miller Bypass Trust uwd 10/18/2002**, an undivided 66.67% fractional interest; and to **CAROL J. MILLER** and **MARVIN OMDAL, Co-Trustees of the Dan H. Miller QTIP Trust uwd 10/18/2002**, an undivided 14.64% fractional interest, each as a GRANTEE, in that certain real property, which was the community property of **CAROL J. MILLER** and the decedent at the time of death of the decedent, together with all after-acquired title of the Grantors therein, situated in the County of Skagit, State of Washington, and legally described as follows:

(See Exhibit "A" attached hereto and incorporated herein by this reference.)

SUBJECT TO the terms and conditions of that certain Grant Deed of Conservation Easement dated December 13, 2004, and recorded on January 31, 2005, under Skagit County Auditor's File No. 200501310233, the terms of which Grant Deed of Conservation Easement are incorporated herein by this reference as though fully set forth herein, in which Daniel H. Miller and Carol J. Miller, husband and wife, are Grantors, and Skagit County, a political subdivision of the State of Washington, is Grantee;

AND FURTHER SUBJECT TO and TOGETHER WITH easements, restrictions, reservations, covenants, leases, court causes and other instruments of record.

DATED this 2<sup>nd</sup> day of July, 2010.



**CAROL J. MILLER**, Individually and as  
Personal Representative of the Estate of **DAN  
H. MILLER, Deceased**

**QUIT CLAIM DEED**

-2-

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201007160033  
Skagit County Auditor

7/16/2010 Page

2 of

6 11:21AM

STATE OF WASHINGTON

COUNTY OF SKAGIT

} ss.

I certify that I know or have satisfactory evidence that **CAROL J. MILLER** is the person who appeared before me, and said person acknowledged that she was authorized to execute the instrument and acknowledged it individually and as Personal Representative of the **Estate of DAN H. MILLER, Deceased**, to be the free and voluntary act of such parties for the uses and purposes mentioned in the instrument.

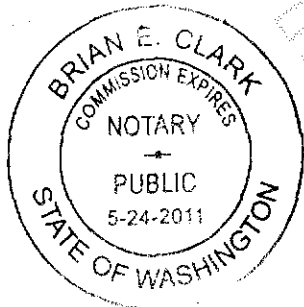
GIVEN UNDER MY HAND AND OFFICIAL SEAL this 2<sup>nd</sup> day of July, 2010.



Printed Name **BRIAN E. CLARK**

NOTARY PUBLIC in and for the State of Washington.

My Commission Expires **5-24-2011**



**QUIT CLAIM DEED**

-3-

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201007160033  
Skagit County Auditor

7/16/2010 Page

3 of

6 11:21AM

**AFFIDAVIT**

STATE OF WASHINGTON )  
 ) ss.  
COUNTY OF SKAGIT )

**CAROL J. MILLER and MARVIN OMDAL**, being first duly sworn, depose and say that:

1. **CAROL J. MILLER**, individually, and **CAROL J. MILLER and MARVIN OMDAL** in their capacity as Co-Trustees of the *Dan H. Miller Bypass Trust uwd 10/18/2002* and the *Dan H. Miller QTIP Trust uwd 10/18/2002* are the Grantees named in the foregoing Quit Claim Deed.

2. They are aware of, and intend to comply with, the Grant Deed of Conservation Easement dated December 13, 2004, and recorded on January 31, 2005, under Skagit County Auditor's File No. 200501310233 in which Daniel H. Miller and Carol J. Miller, husband and wife, are Grantors, and Skagit County, a political subdivision of the State of Washington, is Grantee.

DATED this 2<sup>nd</sup> day of July, 2010.

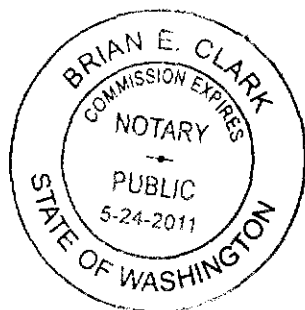
*Carol J. Miller*

**CAROL J. MILLER**, Individually and as Co-Trustee of the *Dan H. Miller Bypass Trust uwd 10/18/2002* and the *Dan H. Miller QTIP Trust uwd 10/18/2002*

*Marvin Omdal*

**MARVIN OMDAL**, Co-Trustee of the *Dan H. Miller Bypass Trust uwd 10/18/2002* and the *Dan H. Miller QTIP Trust uwd 10/18/2002*

SUBSCRIBED AND SWORN TO before me this 2<sup>nd</sup> day of July, 2010, by **CAROL J. MILLER and MARVIN OMDAL**.



*Brian E. Clark*

Printed Name **BRIAN E. CLARK**  
NOTARY PUBLIC in and for the State of Washington  
My Commission Expires **5-24-2011**

**QUIT CLAIM DEED**

-4-

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201007160033  
Skagit County Auditor

7/16/2010 Page 4 of 6 11:21AM

## **EXHIBIT "A"**

### **Parcel "A" (P36940)**

That portion of the East 1/2 of the Northeast 1/4 of Section 20, Township 35 North, Range 4 East, W.M., described as follows:

Beginning at the Northeast corner of said subdivision; thence West along the North line thereof, 882.75 feet; thence south 1,083 feet, more or less, to the Northwest corner of a tract conveyed to C.E. Megee by Deed recorded in Volume 186 of Deeds, page 365; thence East 417 feet to the Northeast corner of said tract; thence South 1,567 feet, more or less, to the South line of the Northeast 1/4; thence East to the East section line; thence North to the point of beginning, EXCEPT roads.

Situate in the County of Skagit, State of Washington.

### **Parcel "B" (P36941)**

That portion of the East 1/2 of the Northeast 1/4 of Section 20, Township 35 North, Range 4 East, W.M., described as follows:

Beginning 20 feet North and 53 1/2 rods West of the Southeast corner of the Northeast 1/4; thence North 1,567 feet; thence East 417 feet; thence South 1,567 feet; thence West to the point of beginning.

Situate in the County of Skagit, State of Washington.

### **Parcel "C" (P119963)**

The South 1/2 of the Northeast 1/4 of Section 20, Township 35 North, Range 4 East, W.M.,  
EXCEPT the West 874.5 feet thereof,  
AND EXCEPT the East 882.75 feet thereof,  
ALSO EXCEPT the West 20 feet of the East 445.5 feet of the Southwest 1/4 of the Northeast 1/4 of said Section for private road,  
AND EXCEPT public road and drainage ditch rights of way,  
ALSO EXCEPT that portion thereof described as follows:

Beginning at a point on the South line of said subdivision, 882.75 feet West of the East 1/4 corner of said Section 20; thence North 170 feet; thence West 150 feet; thence South 170 feet; thence East 150 feet to the point of beginning.

Situate in the County of Skagit, State of Washington.



201007160033  
Skagit County Auditor

7/16/2010 Page

5 of

6 11:21AM

**Parcel "D" (P36958)**

Tract 2 of Skagit County Short Plat No. 27-81, Revised, approved April 30, 1981, and recorded May 15, 1981, in Volume 5 of Short Plats, page 69, under Auditor's File No. 8105150023,

EXCEPT County road along the North line thereof,  
said tract being a portion of the Northeast 1/4 of Section 20, Township 35 North, Range 4 East, W.M.,

EXCEPT that portion described as follows:

Beginning at the Northwest corner of Tract 1 of said Short Plat; thence South 89°35'45" East along the North line of said Tract 1, a distance of 345.99 feet to the Northeast corner thereof; thence South 00°28'38" East along the East line of said Tract 1, a distance of 198.87 feet to the Northerly right of way margin of Cook Road; thence South 89°35'45" East along said margin 219.58 feet to a line parallel with and 20.00 feet Westerly of the East line of said Tract 2; thence North 00°28'38" West along said line a distance of 330.00 feet; thence North 89°35'45" West parallel with the North line of said Tract 1, a distance of 565.57 feet to a line parallel with and 20.00 feet Easterly of the Westerly line of said Tract 2; thence South 00°28'38" East along said line a distance of 131.13 feet to the point of beginning.

Situate in the County of Skagit, State of Washington.

**Parcel "E" (P119956)**

That portion of Skagit County Short Plat No. 27-81, Revised, approved April 30, 1981, and recorded May 15, 1981, in Volume 5 of Short Plats, page 69, under Auditor's File No. 8105150023, said short plat situated in a portion of the Northeast 1/4 of Section 20, Township 35 North, Range 4 East, W.M., Skagit County Washington, described as follows:

Beginning at the Northwest corner of Tract 1 of said Short Plat; thence South 89°35'45" East along the North line of said Tract 1, a distance of 345.99 feet to the Northeast corner thereof; thence South 00°28'38" East along the East line of said Tract 1, a distance of 198.87 feet to the Northerly right of way margin of Cook Road; thence South 89°35'45" East along said margin 219.58 feet to a line parallel with and 20.00 feet Westerly of the East line of said Tract 2; thence North 00°28'38" West along said line a distance of 330.00 feet; thence North 89°35'45" West parallel with the North line of said Tract 1, a distance of 565.57 feet to a line parallel with and 20.00 feet Easterly of the Westerly line of said Tract 2; thence South 00°28'38" East along said line a distance of 131.13 feet to the point of beginning.

Situate in the County of Skagit, State of Washington.

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201007160033  
Skagit County Auditor

7/16/2010 Page 6 of 6 11:21AM