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LAWRENCE A. PIRKLE  
321 West Washington, Suite 300  
Mount Vernon, WA 98273  
(360) 336-6587



201103170042  
Skagit County Auditor

3/17/2011 Page 1 of 4 1:21PM

This space for Recorder's use only

**QUIT CLAIM DEED**

**THE GRANTOR, YUMIKO J. COGER, (a.k.a. YUMIKO JUJO and YUMIKO JUJO COGER)** an unmarried person, for and in consideration of clarification of title to verify Grantor's ownership since some assets are in her maiden name (JUJO) and others in her married/divorced name COGER conveys and quit claims to **GRANTEE, YUMIKO J. COGER, an unmarried person,** the following described real estate, situated in the County of Skagit, State of Washington, together with all after acquired title of the grantor therein.

**Assessor's Parcel No: P75106 4145-010-015-0000** (0.2400 ac) MCMURRAY, BLOCK 10, LOT 14 AND 15, ACRES 0.24, TOGETHER WITH SOUTH 1/2 OF ALLEY, ALSO TOGETHER WITH RAILROAD RIGHT-OF-WAY ADJACENT TO SAID PROPERTY. TOGETHER WITH SOUTH 1/2 OF ALLEY, ALSO TOGETHER WITH RAILROAD RIGHT-OF-WAY ADJACENT TO SAID PR

**Assessor's Parcel No: P17218 330425-0-001-3803** A PORTION OF GOVERNMENT LOT 4, SECTION 25, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M.

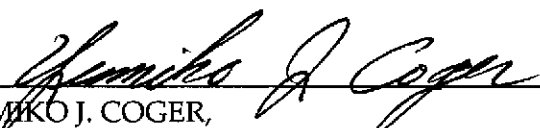
**Assessor's Parcel No: P17072 330421-0-041-0003** (0.5000ac) TAX 36C DESC IN AF# 754769 AS PCL B

**Assessor's Parcel No: P108064 4655-000-006-0000** (5.2400 ac) LAKE MCMURRAAY ESTATES, LOT 6, ACRES 5.24

**Assessor's Parcel No: P75104 4145-010-013-0010** (0.3100 ac) MCMURRAY LTS 9 TO 13 BLK TO TGW E1/2 ALLEY ADJ W LI SD LT 9 & TGW S1/2 ALLEY ADJ N LI SD LTS

Legal descriptions more fully described on Exhibit "A", attached hereto and incorporated herein by this reference.

Dated 16 day of March, 2011

  
\_\_\_\_\_  
YUMIKO J. COGER,  
(a.k.a. YUMIKO JUJO and YUMIKO JUJO COGER)

#750  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

MAR 17 2011

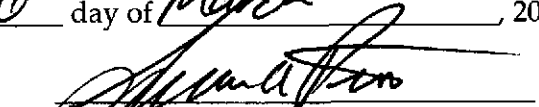
Amount Paid \$ 0  
Skagit Co. Treasurer  
By *mdm* Deputy

STATE OF WASHINGTON )  
 )  
 ) ss  
COUNTY OF SKAGIT )

I certify that I know or have satisfactory evidence that YUMIKO J. COGER 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.

GIVEN under my hand and official seal this 16<sup>th</sup> day of March, 2011.

**Lawrence A. Pirkle**  
Notary Public, State of Washington  
My Commission Expires 5-07-2011

  
LAWRENCE A. PIRKLE  
Notary Public in and for the  
State of Washington  
Residing at Mount Vernon  
My Commission Expires: 5/7/11



201103170042  
Skagit County Auditor

**EXHIBIT "A"**

**Assessor's Parcel No: P75106 4145-010-015-0000**

Lots 14 and 15, Block 10, "TOWN OF MCMURRAY, SKAGIT COUNTY, WASHINGTON", as per plat recorded in Volume 2 of Plats, page 107, records of Skagit County, Washington, TOGETHER WITH vacated portions of Railroad Avenue adjoining Lot 15, which has reverted to said premises by operation of law. Situate in the County of Skagit, State of Washington.

ALSO,

**Assessor's Parcel No: P17218 330425-0-001-3803**

A portion of Government Lot 4, Section 25, Township 35 North, Range 4 East, W.M., described as follows:

Commencing at the center of said Section 25; thence South 87 35' 31" East 1419.72 feet along the East-West centerline of said section; thence South 02 24' 29" West 1277.64 feet to the SW corner of Lot 18, Hull's Waterfront Tracts, as per plat thereof recorded in Volume 7 of Plats, page 33, records of Skagit County, Washington; thence North 87 35' 31" West 32.66 feet parallel with said East-West centerline to the Easterly margin of the former Northern Pacific Railway Company (now Burlington Northern Railroad Company) right-of-way at a point on a curve the center of which is North 69 23' 32" East 1382.69 feet from said point; thence continuing North 87 35' 31" West 81.11 feet along said parallel line to the True Point of Beginning; thence continuing North 87 35' 31" West 80.45 feet to the Westerly margin of said Northern Pacific Railway Company (now Burlington Northern Railroad Company) right-of-way at a point on a curve the center of which is North 71 45' 15" East 1532.69 feet from said point thence Northerly along the arc of said curve having a radius of 1532.69 feet, through a central angle of 4 41' 10", an arc distance of 125.35 feet; thence North 76 26' 25" East 75.00 feet to a point on a curve the center of which is North 76 26' 25" East 1457.69 feet; thence Southerly along the arc of said curve having a radius of 1457.69 feet, through a central angle of 5 48' 05", an arc distance of 147.60 feet to the True Point of Beginning.

**Assessor's Parcel No: P17072 330421-0-041-0003**

That portion of the NE ¼ of Section 21, Township 33 North, Range 4 East, W.M., described as follows:

Beginning at the intersection of the Southeasterly right of way line of the County road known as English Road with the Southwesterly right of way line of the State Highway which bears North 63 degrees 11' 10" West; thence South 68 degrees 11' 48" West 307.30 feet to the



201103170042  
Skagit County Auditor

point of beginning; thence continuing along said right of way line South 68 degrees 11' 48" West 90 feet; thence South 21 degrees 48' 12" East 242 feet; thence North 68 degrees 11' 48" East 90 feet; thence North 21 degrees 48' 12" West 242 feet to the point of beginning.

**Assessor's Parcel No: P108064 4655-000-006-0000**

Lot 6, PLAT OF LAKE MCMURRAY ESTATES, according to the plat thereof recorded in Volume 16 of Plats, pages 55 through 59, records of Skagit County, Washington. Situated in Skagit County, Washington. Subject to: Restrictions, reservations and easements of record.

**Assessor's Parcel No: P75104 4145-010-013-0010**

Lots 9, 10, 11, 12 and 13, Block 10, TOWN OF MCMURRAY SKAGIT COUNTY, WASHINGTON", as per plat recorded in Volume 2 o Plats, page 107, records of Skagit County, Washington. Situate in the County of Skagit, State of Washington.



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