

When recorded return to:

Bart E. Smith & Patricia L. Smith
6184 W. Edison Lane
Bow, WA 98232



201103210161
Skagit County Auditor

3/21/2011 Page 1 of 2 12:15PM

Filed for Record at Request of
Land Title and Escrow
Escrow Number: **138990-OE**

Grantor: Bart E. Smith
Grantee: Bart E. Smith and Patricia L. Smith

LAND TITLE OF SKAGIT COUNTY

QUIT CLAIM DEED

THE GRANTOR BART E. SMITH, SPOUSE OF PATRICIA L. SMITH for and in consideration of WAC#458-61A-203 (to establish community property) conveys and quit claims to **BART E. SMITH AND PATRICIA L. SMITH, husband and wife**, the following described real estate, situated in the County of Skagit State of Washington, together with all after acquired title of the Grantor therein:

Abbreviated Legal: Ptn Gov. Lot 3, 5-35-3 E W.M.

That portion of Government Lot 3 of Section 5, Township 35 North, Range 3 East, W.M., lying Southerly of the following described line:

Beginning at the Northeast corner of said Government Lot 3;
thence South 0°12'46" East along the East line of said Government Lot 3, 1,056.59 feet to the true point of beginning of this line description;
thence continue South 89°47'14" West 130.00 feet;
thence South 69° West to the Westerly line of Government Lot 3, said point being the terminus point of this line description,

EXCEPT the East 130 feet thereof,

AND EXCEPT dike and drainage districts rights of way.

TOGETHER WITH an easement for road purposes, 30 feet in width, over a portion of Government Lot 4, said Section 5, more particularly described in that certain right of way deed recorded September 22, 1909, under Auditor's File No. 75576.

TOGETHER WITH an easement for road and utilities being 60 feet in width lying 30 feet on each side of the following described line in said Government Lot 3 and lying Southerly of drainage district right of way in said Government Lot 4 and including the above described 30 foot wide road and including the existing drive the centerline of which and centerline extended being more particularly described as follows:

Beginning at the Northeast corner of the above described tract;
thence South 0°12'46" East, along the West line thereof, 110.76 feet to the true point of beginning;
thence North 69°00'00" East 32.93 feet to a point of curvature;
thence along the arc of said curve to the right having a radius of 150.00 feet, through a central angle of 65°40'00", an arc distance of 171.92 feet to a point of tangency;
thence South 45°20'00" East 158.52 feet to a point of curvature;
thence along the arc of said curve to the left having a radius of 400.00 feet, through a central angle of 35°50'00", an arc distance of 250.16 feet to a point of tangency;
thence South 81°10'00" East 95.65 feet to a point of curvature;
thence along the arc of said curve to the right having a radius of 100.00 feet, through a central angle of 49°50'00", an arc distance of 86.98 feet to a point of tangency;
thence South 31°20'00" East 30 feet, more or less, to the Northerly margin of the Samish Island Road and the terminus of said easement.

Situate in the County of Skagit, State of Washington.

Tax Parcel Number(s): **350305-0-002-0314, P33810**

Dated: March 15, 2011

Bart E. Smith
Bart E. Smith

State of Washington }
County of Skagit } SS

I certify that I know or have satisfactory evidence that **Bart E. Smith** is the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: March 15, 2011



Karen Ashley
Karen Ashley
Notary Public in and for the State of Washington
Residing at: Sedro-Woolley
My appointment expires: 9/11/2014

774
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

MAR 21 2011

Amount Paid \$
Skagit Co. Treasurer
By dm Deputy



201103210161
Skagit County Auditor