



201108310093

Skagit County Auditor

8/31/2011 Page 1 of 11 3:26PM

When recorded return to:

Craig Sjostrom
1204 Cleveland Ave.
Mount Vernon, Washington 98273

Quitclaim Deed
(Boundary Line Adjustment)

Grantors: (1) Estate of Hope Fisher 10-4-00024-1
(2) Jerry Hoegemeyer & Sally R. Hoegemeyer, h/w

Grantees: (1) Estate of Hope Fisher 10-4-00024-1
(2) Jerry Hoegemeyer & Sally R. Hoegemeyer, h/w

Legal Description: ptn Lot 2, S/P 7-84; W $\frac{1}{2}$ NW $\frac{1}{4}$ 14-35-5

Assessor's Property Tax Parcel or Account Nos.: P39054; P39051

Reference Nos of Documents Assigned or Released: N/A

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2011 2633

AUG 31 2011

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

THIS INDENTURE, is made this 26th day of August, 2011, between Keith Fisher, Personal Representative of the Estate of Hope Fisher, deceased, pending under Cause No. 10-4-00024-1, and Jerry Hoegemeyer & Sally R. Hoegemeyer, h/w, Grantors, and Keith Fisher, Personal Representative of the Estate of Hope Fisher, deceased, pending under Cause No. 10-4-00024-1, and Jerry Hoegemeyer & Sally R. Hoegemeyer, h/w, Grantees.

Recitals

- a. Grantor Fisher Estate is the owner of the property bearing Skagit County Assessor's parcel no. P39051, more particularly described in the attached Exhibit A.
- b. Grantors Jerry Hoegemeyer & Sally R. Hoegemeyer were the grantees under a Quitclaim

Deed dated August 5th, 1985 and recorded on August 7th, 1985 under Skagit County Auditor's File No. 8508070027. The said property bears Skagit County Assessor's parcel no. P39054, and is more particularly described in the attached Exhibit B. However, the description set forth in the said Deed is in error.

- c. The parties wish to correct the mistaken legal description for P39054, and also to adjust the boundaries between that parcel and the Hope Fisher Estate parcel, by transferring the property described in the attached Exhibit C.
- d. The adjusted description of the Hope Fisher Estate parcel (P39051) is attached as Exhibit D.
- e. The adjusted description of the Hoegemeyer parcel (P39054) is attached as Exhibit E.
- f. A diagram showing the adjusted boundaries of the two parcels is attached as Exhibit F.

Conveyance

THEREFORE, for and in consideration of the said boundary line adjustment, and for no monetary consideration, grantors do hereby QUIT CLAIM to Jerry Hoegemeyer & Sally R. Hoegemeyer, h/w, grantees, all of their interest in the real property lying and being in the county of Skagit and State of Washington, and described in the attached Exhibit C.

This boundary adjustment is not for the purposes of creating an additional building lot.

DATED: August 22, 2011.

ESTATE OF HOPE FISHER

By: Keith D. Fisher
KEITH FISHER, Personal Representative

Jerry Hoegemeyer
JERRY HOEGEMEYER

Sally R. Hoegemeyer
SALLY R. HOEGEMEYER



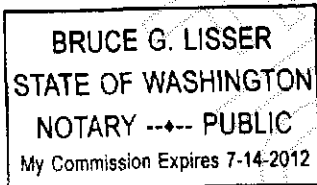
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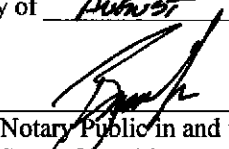
Skagit County Auditor

STATE OF WASHINGTON)
: ss
COUNTY OF SKAGIT)

On this day personally appeared before me Keith Fisher, known to me to be the personal representative of the estate of Hope Fisher, and who executed the within and foregoing instrument, and acknowledged that the same was signed as his free and voluntary act and deed, for the uses and purposes herein mentioned.

Given under my hand and seal this 26th day of August, 2011.

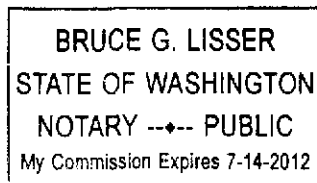


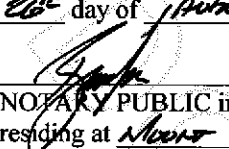

Notary Public in and for the
State of Washington, residing
at Mount Vernon
My commission expires: 7-14-12
Name: Bruce G. Lisser

STATE OF WASHINGTON)
:ss
COUNTY OF SKAGIT)

On this day personally appeared before me Jerry Hoegemeyer, to me known to be one of the individuals described in and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 26th day of August, 2011.

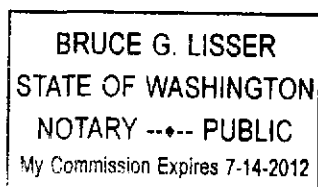




NOTARY PUBLIC in and for the State of Washington,
residing at Mount Vernon.
My commission expires: 7-14-12
Name: Bruce G. Lisser

STATE OF WASHINGTON)
:ss
COUNTY OF SKAGIT)

On this day personally appeared before me Sally R. Hoegemeyer, to me known to be one of the individuals described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 26th day of August, 2011.




NOTARY PUBLIC in and for the State of Washington,
residing at Mount Vernon.
My commission expires: 7-14-12
Name: Bruce G. Lisser



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Skagit County Auditor

Exhibit "A"

**Hope Fisher (Deceased)
Prior to Boundary Line Adjustment
(Skagit County Assessor's Parcel Number P-39051)**

Lot 2, Skagit County Short Plat No. 7-84, approved March 13, 1984 and recorded March 13, 1984 in Volume 6 of Short Plats, page 126 under Auditor's File No. 8403130018, being a portion of the Northwest 1/4 of Section 14, Township 35 North, Range 5 East, W.M.

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

Situate in the County of Skagit, State of Washington.



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Exhibit "B"

**Jerry Hoegemeyer and Sally R. Hoegemeyer, Husband and Wife
Prior to Boundary Line Adjustment
(Skagit County Assessor's Parcel Number P-39054)**

That portion of the West 1/2 of the Northwest 1/4 of Section 14, Township 35 North, Range 5 East, W.M., described as follows:

BEGINNING at a point 265.5 feet East of the East line of the county road running along the West line of said subdivision, which point is a line running East and West from a point 1,042 feet North (measured along the East line of the West 1/2 of the Northwest 1/4 of said Section 14) of the Puget Sound and Baker River Railway right-of-way;
thence from said POINT OF BEGINNING continue East along said line a distance of 103.5 feet;
thence South 207 feet;
thence West 103.5 feet;
thence North 207 feet to the POINT OF BEGINNING.

TOGETHER WITH a non-exclusive easement for ingress and egress and utilities for the benefit of the above-described property over and across the following described property, to-wit:

That portion of the West 1/2 of the Northwest 1/4 of Section 14, Township 35 North, Range 5 East of W.M., described as follows:

BEGINNING at a point 369 feet East of the East line of the county road running along the West line of said subdivision, which point is on a line running East and West from a point 1,042 feet North (measured along the East line of the West 1/2 of the Northwest 1/4 of said Section 14) of the Puget Sound and Baker River Railway right-of-way;
thence West 369 feet to the East line of the county road;
thence North along said East line 20 feet;
thence East 369 feet to a point 20 feet North of the POINT OF BEGINNING;
thence South to the POINT OF BEGINNING.

ALL OF THE ABOVE BEING SUBJECT TO and TOGETHER WITH easements, reservations, restrictions, covenants, liens, leases, court causes and other instruments of record.

All being situate in the County of Skagit, State of Washington.

This parcel is to be completely eliminated due to the fact that it incorrectly located the intended property that encompasses the Hoegemeyer house as correctly described on Exhibits "C" and "E" and mapped on Exhibit "F".



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Exhibit "C"

**Portion of Hope Fisher (Deceased) Parcel No. P-39051
to be conveyed to Jerry Hoegemeyer and Sally R. Hoegemeyer**

That portion of Lot 2, Skagit County Short Plat No. 7-84, approved March 13, 1984 and recorded March 13, 1984 under Skagit County Auditor's File No. 8403130018 being a portion of the Northwest 1/4 of Section 14, Township 35 North, Range 5 East, W.M., and being more particularly described as follows:

Commencing at the Northwest corner of said Northwest 1/4 (Northwest Section corner) of Section 14, Township 35 North, Range 5 East, W.M.;
thence North 89°49'44" East along the North line of said Northwest 1/4 for a distance of 20.01 feet, more or less, to the Easterly right-of-way margin of Hoehn Road and being the TRUE POINT OF BEGINNING;
thence South 1°07'20" West along said Easterly right-of-way margin of Hoehn Road, parallel with the West line of said Northwest 1/4 of Section 14 for a distance of 20.01 feet, more or less, to the Northwest corner of that certain parcel conveyed to George Adams, Lee Adams, Junior Pippin, Grady Mathis and Wilfred Fisher, trustees for the Church of God of Prophecy by Correction Warranty Deed recorded under Skagit County Auditor's File No. 858250;
thence North 89°49'44" East parallel with said North line of the Northwest 1/4 along the North line of said Church of God of Prophecy parcel for a distance of 207.00 feet, more or less, to the Northeast corner of said Church of God of Prophecy parcel;
thence South 1°07'20" West parallel with said West line of the Northwest 1/4 along the East line of said Church of God of Prophecy parcel for a distance of 310.00 feet, more or less, to the Southeast corner of said Church of God of Prophecy parcel;
thence North 89°49'44" East for a distance of 172.84 feet;
thence North 1°07'20" East for a distance of 330.01 feet, more or less, to the North line of said Northwest 1/4 at a point bearing North 89°49'44" East from the TRUE POINT OF BEGINNING;
thence South 89°49'44" West along said North line of the Northwest 1/4 for a distance of 379.84 feet, more or less, to the TRUE POINT OF BEGINNING.

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

Situate in the County of Skagit, State of Washington.

Containing 61,163 sq. ft., 1.40 acres



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Exhibit "D"

**Hope Fisher (Deceased) Parcel
After Boundary Line Adjustment
(Skagit County Assessor's Parcel Number P-39051)**

Lot 2, Skagit County Short Plat No. 7-84, approved March 13, 1984 and recorded March 13, 1984 in Volume 6 of Short Plats, page 126 under Auditor's File No. 8403130018, being a portion of the Northwest 1/4 of Section 14, Township 35 North, Range 5 East, W.M.

EXCEPT that portion thereof described as follows:

Commencing at the Northwest corner of said Northwest 1/4 (Northwest Section corner) of Section 14, Township 35 North, Range 5 East, W.M.;
thence North 89°49'44" East along the North line of said Northwest 1/4 for a distance of 20.01 feet, more or less, to the Easterly right-of-way margin of Hoehn Road and being the TRUE POINT OF BEGINNING;
thence South 1°07'20" West along said Easterly right-of-way margin of Hoehn Road, parallel with the West line of said Northwest 1/4 of Section 14 for a distance of 20.01 feet, more or less, to the Northwest corner of that certain parcel conveyed to George Adams, Lee Adams, Junior Pippin, Grady Mathis and Wilfred Fisher, trustees for the Church of God of Prophecy by Correction Warranty Deed recorded under Skagit County Auditor's File No. 858250;
thence North 89°49'44" East parallel with said North line of the Northwest 1/4 along the North line of said Church of God of Prophecy parcel for a distance of 207.00 feet, more or less, to the Northeast corner of said Church of God of Prophecy parcel;
thence South 1°07'20" West parallel with said West line of the Northwest 1/4 along the East line of said Church of God of Prophecy parcel for a distance of 310.00 feet, more or less, to the Southeast corner of said Church of God of Prophecy parcel;
thence North 89°49'44" East for a distance of 172.84 feet;
thence North 1°07'20" East for a distance of 330.01 feet, more or less, to the North line of said Northwest 1/4 at a point bearing North 89°49'44" East from the TRUE POINT OF BEGINNING;
thence South 89°49'49" West along said North line of the Northwest 1/4 for a distance of 379.84 feet, more or less, to the TRUE POINT OF BEGINNING.

TOGETHER WITH that portion of the West 1/2 of the Northwest 1/4 of Section 14, Township 35 North, Range 5 East, W.M., described as follows:

BEGINNING at a point 265.5 feet East of the East line of the county road running along the West line of said subdivision, which point is a line running East and West from a point 1,042 feet North (measured along the East line of the West 1/2 of the Northwest 1/4 of said Section 14) of the Puget Sound and Baker River Railway right-of-way;
thence from said POINT OF BEGINNING continue East along said line a distance of 103.5 feet;
thence South 207 feet;
thence West 103.5 feet;



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thence North 207 feet to the POINT OF BEGINNING.

TOGETHER WITH a non-exclusive easement for ingress and egress and utilities for the benefit of the above-described property over and across the following described property, to-wit:

That portion of the West 1/2 of the Northwest 1/4 of Section 14, Township 35 North, Range 5 East of W.M., described as follows:

BEGINNING at a point 369 feet East of the East line of the county road running along the West line of said subdivision, which point is on a line running East and West from a point 1,042 feet North (measured along the East line of the West 1/2 of the Northwest 1/4 of said Section 14) of the Puget Sound and Baker River Railway right-of-way;
thence West 369 feet to the East line of the county road;
thence North along said East line 20 feet;
thence East 369 feet to a point 20 feet North of the POINT OF BEGINNING;
thence South to the POINT OF BEGINNING.

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

Situate in the County of Skagit, State of Washington.

Containing 32.45+/- acres

The above-described parcel will correct the location of the previously described property conveyed by deed recorded under Auditor's File No. 8508070027, which intended to describe the property occupied by the Hoegemeyer's.

This Boundary Line Adjustment is not for the purpose of creating additional building lots.

APPROVED

Reviewed and approved in accordance with Skagit County Code, Chapter 14.18.700

Skagit County

By: Mead Roeder

Date: 8/31/2011

Title: Senior Planner



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Exhibit "E"

**Relocated Jerry Hoegemeyer and
Sally R. Hoegemeyer, Husband and Wife Parcel
After Boundary Line Adjustment
(Skagit County Assessor's Parcel Number P-39054)**

That portion of Lot 2, Skagit County Short Plat No. 7-84, approved March 13, 1984 and recorded March 13, 1984 under Skagit County Auditor's File No. 8403130018 being a portion of the Northwest 1/4 of Section 14, Township 35 North, Range 5 East, W.M., and being more particularly described as follows:

Commencing at the Northwest corner of said Northwest 1/4 (Northwest Section corner) of Section 14, Township 35 North, Range 5 East, W.M.;
thence North 89°49'44" East along the North line of said Northwest 1/4 for a distance of 20.01 feet, more or less, to the Easterly right-of-way margin of Hoehn Road and being the TRUE POINT OF BEGINNING;
thence South 1°07'20" West along said Easterly right-of-way margin of Hoehn Road, parallel with the West line of said Northwest 1/4 of Section 14 for a distance of 20.01 feet, more or less, to the Northwest corner of that certain parcel conveyed to George Adams, Lee Adams, Junior Pippin, Grady Mathis and Wilfred Fisher, trustees for the Church of God of Prophecy by Correction Warranty Deed recorded under Skagit County Auditor's File No. 858250;
thence North 89°49'44" East parallel with said North line of the Northwest 1/4 along the North line of said Church of God of Prophecy parcel for a distance of 207.00 feet, more or less, to the Northeast corner of said Church of God of Prophecy parcel;
thence South 1°07'20" West parallel with said West line of the Northwest 1/4 along the East line of said Church of God of Prophecy parcel for a distance of 310.00 feet, more or less, to the Southeast corner of said Church of God of Prophecy parcel;
thence North 89°49'44" East for a distance of 172.84 feet;
thence North 1°07'20" East for a distance of 330.01 feet, more or less, to the North line of said Northwest 1/4 at a point bearing North 89°49'44" East from the TRUE POINT OF BEGINNING;
thence South 89°49'44" West along said North line of the Northwest 1/4 for a distance of 379.84 feet, more or less, to the TRUE POINT OF BEGINNING.

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

Situate in the County of Skagit, State of Washington.

Containing 66,163 sq ft, 1.40 acres

The above-described parcel will correct the location of the previously described property conveyed by deed recorded under Auditor's File No. 8508070027, which intended to describe the property occupied by the Hoegemeyer's.



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This Boundary Line Adjustment is not for the purpose of creating additional building lots.

APPROVED

Reviewed and approved in accordance with Skagit County Code, Chapter 14.18.700

Skagit County

By: Maed Roeder

Date: 8/31/2011

Title: Senior Planner

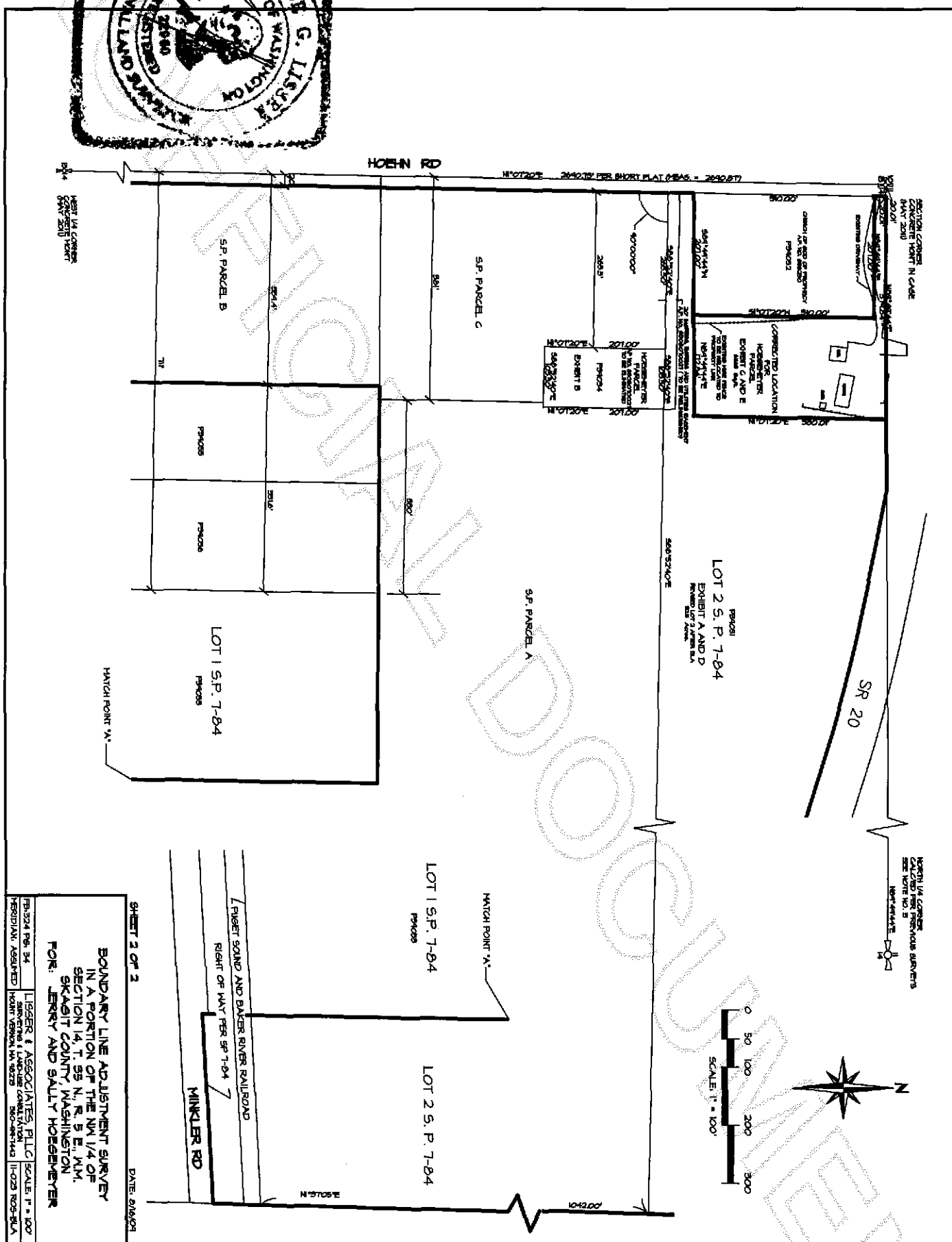


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EXHIBIT "F"



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