

When Recorded Return to:

Gary E. Jacobson, Esq.  
2201 Highland Drive  
Anacortes, WA 98221



201202220007

Skagit County Auditor

2/22/2012 Page

1 of

3 9:43AM

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
2012437

FEB 22 2012

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

**QUIT CLAIM DEED**

Recorded at the request of VANDER WEL, JACOBSON & KIM, PLLC. The draftsman assumes no responsibility for the legal description and stated title owner(s) herein, which were supplied by the parties hereto.

The undersigned GRANTOR:

THE DON L. & BILLIE V. McKEE FAMILY LIMITED PARTNERSHIP II, a  
Washington limited partnership,

in order to change title hereto, does hereby *grant convey and quit claim* to:

MANU FORTI, LLC, a Washington limited liability company,

the following described real estate situate in the County of Skagit, State of Washington:

**Legal Description:** LT 6 PTN LT 7 BLK 284 CITY OF ANA

[See Exhibit "A" attached hereto]

**Assessor's Tax Parcel #** P56457/P56456/P32865 **Including and subject to all matters of record.**

Dated: 21 FEBRUARY, 2012.

**GRANTOR:**

THE DON L. & BILLIE V. McKEE FAMILY LIMITED PARTNERSHIP II

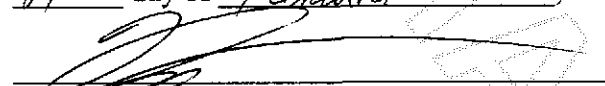
By: *Don L. McKee*  
Don L. McKee, General Partner

By: *Billie V. McKee*  
Billie V. McKee, General Partner

STATE OF WASHINGTON                    )  
  )ss.  
COUNTY OF SKAGIT                    )

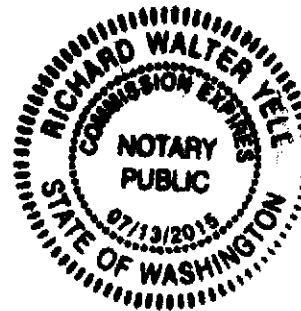
On this day personally appeared before me DON L. MCKEE and BILLIE V. MCKEE, to me known to be the individuals described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this  
21<sup>ST</sup> day of FEBRUARY, 2012

  
\_\_\_\_\_  
NOTARY PUBLIC in and for the State of Washington

Residing at 4017 APACHE DR.  
MOUNT VERNON, WA 98273  
My Commission Expires: 07/13/2015

PLACE NOTARY SEAL HERE



201202220007  
Skagit County Auditor

Exhibit "A" to Quit Claim Deed

PROPERTY ADDRESS: 416 Second Street, Anacortes

PARCEL NUMBER(S): P56456/P56457/P32865

**LEGAL DESCRIPTION:**

**PARCEL "A"**

East 26 feet of Lot 7 & all of Lot 6, Block 284, "Map of the The City of Anacortes, Skagit County, Washington", per plat recorded in Volume 2 of Plats, page 4, records of Skagit County, TOGETHER WITH the North ½ of vacated alley adjoining TOGETHER WITH a non-exclusive easement for ingress and egress over the west 6 feet of Lot 14 and the East 6 feet of Lot 13, in Block 284, "Map of The City of Anacortes, Skagit County, Washington", per plat recorded in Volume 2 of Plats, page 4, records of Skagit County, TOGETHER WITH the vacated portion of alley adjoining thereto.

**PARCEL "B"**

That portion of Tract One, plate 9 of Anacortes Tide Lands, Section 18, Township 35 North, Range 2 East W.M., as per the official map thereof on file in the office of the Commissioner of Public Lands, Olympia, Washington, lying between the West line of the East 26 feet of Lot 7 and the East line of Lot 6, Block 284, both projected North of "Map of The City of Anacortes, Skagit County, Washington", per plat recorded in Volume 2 of Plats, Page 4, records of Skagit County

TOGETHER WITH any rights accruing by terms of said easement dated 28 June 1906, recorded February w1, 1907 under auditor's file #80914 affecting lot 15, block 284 and FURTHER any rights accruing from easement dated 31 July 1939, recorded 3 August 1939 under auditor's file #315627, affecting the West 4 feet of Lot 14, Block 284.

ASSESSOR'S PROPERTY TAX ACCOUNT NUMBER(S) 3772-284-007-0003 and 3772-284-006-0004

Also:

(0.1000 ac) THAT PORTION OF TRACT 1, PLATE 9 OF ANACORTES TIDELANDS, SEC 18, TWP 35, RNG 2 LYING BETWEEN THE WEST LINE OF THE EAST 26 FEET OF LOT 7 AND THE EAST LINE OF LOT 6, BLOCK 284, BOTH PROJECTED NORTH OF THE "MAP OF THE CITY OF ANACORTES"

From the Appraisal Report:

IMPORTANT NOTE: The

Plat Map shows Parcels 56457, 56456, P32865 (the tidelands), and an "unidentified parcel" that may be part of one of the existing parcels, or may have been overlooked in the County's parcel numbering system. The McKee Partnership will need to determine the status of this parcel.



201202220007  
Skagit County Auditor