

AFTER RECORDING MAIL TO:

LAW OFFICE OF COLE & GILDAY, P.C.
P. O. Box 249
Stanwood, WA 98292



201208150063
Skagit County Auditor

8/15/2012 Page 1 of 2 2:38PM

REFERENCE NO.:	N/A
GRANTOR:	Pamela J. Lien, a married woman
GRANTEES:	Dan H. Lien and Pamela J. Lien, husband and wife
LEGAL DESCRIPTION:	Leasehold Estate in Tract 60, Pier "B"
ASSESSOR'S TPN	P79211

QUIT CLAIM DEED

THE GRANTOR, PAMELA J. LIEN, to establish community property conveys and quit claims to DAN H. LIEN and PAMELA J. LIEN, 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:

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2012 2467
AUG 15 2012

Exhibit A

PARCEL "A"

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

Leasehold Estate in Tract 60, Pier "B" as shown on survey of Anchor Cove Marina, filed under Auditor's File No. 825123, in Volume 11 of Plats, pages 29 and 30 and as indentified in Declaration of Anchor Cove Marina, filed under Auditor's File No. 825125, records of Skagit County, Washington.

Situate in the City of Anacortes, County of Skagit, State of Washington.

PARCEL "B"

An undivided 0.5681 percentage interest in the land lying within Anchor Cove Marina, as shown on Survey of Anchor Cove Marina, filed under Auditor's File No. 825123, in Volume 11 of Plats, pages 29 and 30, and as identified in Declaration of Anchor Cove Marina, filed under Auditor's File No. 825125;

EXCEPT those portions lying within Tracts 1A and 1 through 26, inclusive, Pier A; Tracts 1B and 27 through 75, inclusive, Pier B; Tracts 76 through 125, inclusive, Pier C; and Tracts 126 through 187, inclusive, Pier D.

(Said undivided 0.5681% interest being a leasehold estate in those portions delineated as Parcels C, D, E and F on the face of said survey and the fee simple estate in the remainder.)

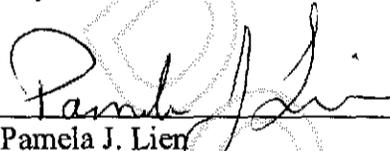
Situate in the City of Anacortes, County of Skagit, State of Washington.

Exhibit B

SUBJECT TO: Terms, covenants and conditions contained within that certain Lease recorded April 3, 1974, under Auditor's File No. 798754; Terms and conditions of Assignment and Ratification dated February 23, 1981, recorded

July 15, 1981, under Auditor's File No. 8107150056; Terms covenants and conditions contained within that certain Lease recorded May 31, 1974, under Auditor's File No. 801512, said Lease is a re-recording of Auditor's File No. 798756; Terms and conditions of Assignment and Ratification dated February 23, 1981, recorded July 15, 1981, under Auditor's File No. 8107150056; Terms; covenants and conditions contained within that certain Lease recorded April 3, 1974, under Auditor's File No. 798757; Terms and conditions of Assignment and Ratification dated February 23, 1981, recorded July 15, 1981, under Auditor's File No. 8107150056; Rights, if any, of the Great Northern Railway Company to operate and maintain spur tracks over and across said premises; Easement for right of way for railway tracts, recorded August 22, 1946, under Auditor's File No. 395207; Easement for submarine cables dated July 20, 1959 and January 14, 1964, Application Nos.: 25646 and 29205; Rights of the City of Anacortes to construct, maintain and operate sewers in vacated streets as reserved in ordinances of vacation; Navigation and incidental rights See Wilbour vs. Gallagher 77 Washington Decision 2nd, page 307; Covenants, conditions, restrictions, easement and assessments contained in Declaration dated October 16, 1975, recorded October 21, 1975, under Auditor's File No. 825125; Amendments to covenants recorded under Auditor's File Nos. 8102230007, 8312140008, 9001180014, 9212170010, 9212170011 and 9212170012; Rights of ingress and egress over portions of the Plat designated as common area or limited common; Any question which may arise due to a title gap affecting a small parcel of land, 14.5 feet wide by 124.5 feet long. Said gap affects a portion of Pier C, Tracts 76, 77, 78, 79, 101, 102 and 103 therein, the ramp leading to Pier C and a small portion of vacated "J" Avenue South of the ramp leading to Pier C; Any lien or liens that may arise or be created in consequence of or pursuant to an act of the legislature of the State of Washington approved May 9, 1893.

DATED this 14 day of August, 2012.



 Pamela J. Lien

STATE OF WASHINGTON)
) ss:
 COUNTY OF SNOHOMISH)

On this day personally appeared before me PAMELA J. LIEN to me known to be the individual 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 14 day of Aug, 2012.



 NOTARY PUBLIC in and for the State of
 Washington, Residing at: Stanwood
 My appointment expires: 12-19-13

