



201211260197

Skagit County Auditor

11/26/2012 Page 1 of 4 4:08PM

PREPARED BY:

Elizabeth Rathbun
14853 Beaver Lake Rd
Mount Vernon, WA 98273

RECORDING REQUESTED BY

AND WHEN RECORDED MAIL TO:

Richard Rathbun
14853 Beaver Lake Rd
Mount Vernon, WA 98273

MAIL TAX STATEMENTS TO:

Richard Rathbun
14853 Beaver Lake Rd
Mount Vernon, WA 98273

SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

THIS QUITCLAIM DEED, made and entered into on the 26 day of November, 2012, between Elizabeth Rogers, a married person, whose address is 14853 Beaver Lake Rd, Mount Vernon, Washington 98273 ("Grantor"), and Elizabeth Rogers Rathbun, whose address is 14853 Beaver Lake Rd, Mount Vernon, Washington 98273, and Richard Rathbun, whose address is 14853 Beaver Lake Rd, Mount Vernon, Washington 98273, a married couple ("Grantees").

For and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Grantor hereby Remises, Releases, AND FOREVER Quitclaims to Grantees, as Joint Tenants with Right of Survivorship, the property located in Skagit County, Washington, described as:

P30307-OPEN SPACE #188 #798990 1975: THAT PORTION OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 18, TOWNSHIP 34 NORTH, RANGE 5 EAST W.M., DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION

UNOFFICIAL
18; THENCE EAST ALONG THE NORTH LINE THEREOF, 646 FEET, MORE OR LESS, TO THE WESTERLY RIGHT OF WAY LINE OF AN EXISTING DITCH; THENCE SOUTH TO NORTH LINE OF THE COUNTY ROAD ALONG THE SOUTH LINE OF SAID SUBDIVISION; THENCE WEST ALONG THE NORTH LINE OF SAID COUNTY ROAD TO THE EAST LINE OF A TRACT CONVEYED TO THE PACIFIC NORTHWEST PIPELINE CORPORATION BY DEED RECORDED JUNE 1, 1956 UNDER AUDITOR'S FILE NO. 536891; THENCE NORTH ALONG THE EAST LINE OF SAID PACIFIC NORTHWEST PIPELINE CORPORATION TRACT TO THE NORTHEAST CORNER THEREOF; THENCE WEST ALONG THE NORTH LINE OF SAID PACIFIC NORTHWEST PIPELINE CORPORATION TRACT AND SAID LINE EXTENDED WEST TO THE WEST LINE OF SAID SOUTHWEST 1/4 OF THE SOUTHEAST 1/4; THENCE NORTH ALONG SAID WEST LINE TO THE POINT OF BEGINNING; EXCEPT THE WEST 216.5 FOOT THEROF, AND EXCEPT THAT PORTION THEREOF, IF ANY, LYING WITHIN THE BOUNDARIES OF THE FOLLOWING DESCRIBED TRACT: BEGINNING AT THE CENTER OF SAID SECTION 18; THENCE SOUTH 2 DEGREES 04' EAST, 654.3 FEET TO A STAKE AND THE TRUE POINT OF BEGINNING; THENCE SOUTH 2 DEGREES 04' EAST, 1308.6 FEET TO A STAKE; THENCE EAST 646.3 FEET TO A STAKE; THENCE NORTH 1314.2 FEET TO A STATE; THENCE WEST 647.5 FEET TO THE TRUE POINT OF BEGINNING; ALSO EXCEPT COUNTY ROAD RIGHT OF WAY ALONG THE SOUTH LINE THEREOF; AND ALSO EXCEPT THAT PORTION THEREOF, IF ANY, LYING WITHIN THE RIGHT OF WAY FOR DRAINAGE DISTRICT NO. 21 ACROSS THE NORTHEAST CORNER THEREOF.

P30305-O/S#242 #750864 1972: DR 21: THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 18, TOWNSHIP 34 NORTH, RANGE 5 EAST W.M.; EXCEPT ANY PORTION THEREOF LYING WITHIN THE BOUNDARIES OF THE FOLLOWING DESCRIBED TRACT: COMMENCING AT THE CENTER OF SECTION 18, TOWNSHIP 34 NORTH, RANGE 5 EAST W.M; THENCE SOUTH 2 DEGREES 04' EAST, 654.3 FEET TO A STAKE AND THE TRUE PLACE OF BEGINNING; THENCE SOUTH 2 DEGREES 04' EAST 1308.6 FEET TO A STAKE; THENCE EAST 646.3 FEET TO A STAKE; THENCE NORTH 1314.2 FEET TO A STAKE; WESTERLY 647.5 FEET TO THE TRUE PLACE OF BEGINNING; ALSO EXCEPT THAT PORTION THEREOF, IF ANY, LYING WITHIN THE RIGHT OF WAY FOR THE DRAINAGE DISTRICT NO. 21 ALONG THE EAST LINE THEREOF.

P30268-O/S#242 #750864 1972: DR 21: THAT PORTION OF THE SOUTHEAST 1/4 OF SECTION 18, TOWNSHIP 34 NORTH, RANGE 5 EAST W.M., DESCRIBED AS FOLLOWS: BEGINNING AT THE CENTER OF SAID SECTION 18; THENCE SOUTH 2 DEGREES 04' EAST, 654.3 FEET TO A STAKE, WHICH STAKE IS THE TRUE POINT OF BEGINNING; THENCE SOUTH 2 DEGREES 04' EAST, 1306.6 FEET TO A STAKE; THENCE EAST 646.3 FEET TO A STAKE; THENCE NORTH 1314.2 FEET TO A STAKE; THENCE WESTERLY 647.5 FEET TO THE TRUE POINT OF BEGINNING; EXCEPT THAT PORTION THEREOF, IF ANY, LYING WITHIN THE RIGHT OF WAY FOR DRAINAGE DISTRICT NO. 21 ALONG THE EAST LINE THEREOF

SUBJECT TO all, if any, valid easements, rights of way, covenants, conditions, reservations and restrictions of record.



Grantor grants all of the Grantor's rights, title and interest in and to all of the above described property and premises to the Grantees, and to the Grantees' heirs and assigns forever in fee simple, so that neither Grantor nor Grantor's heirs legal representatives or assigns shall have, claim, or demand any right or title to the property, premises, or appurtenances, or any part thereof.

Tax/Parcel ID Number: P30307, P30305, P30268

IN WITNESS WHEREOF the Grantor has executed this deed on the 26th day of November, 2012.

11-26-2012
Date

Elizabeth Rogers
Elizabeth Rogers, Grantor

State of Washington
County of Skagit

I certify that I know or have satisfactory evidence that Elizabeth Rogers is the person who appeared before me, and said person acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: 11-26-2012

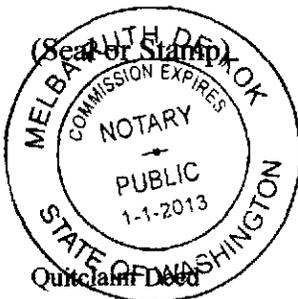
Melba Ruth De Kok
Signature of Notary Public

Title: Notary

My appointment expires: 01-01-2013

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20123754
NOV 26 2012

Amount Paid \$ 0
By KR Skagit Co. Treasurer Deputy



201211260197
Skagit County Auditor

IN WITNESS WHEREOF the Grantees have executed this deed on the 26th day of November, 2012.

11-26-2012
Date

Elizabeth R. Rathbun
Elizabeth Rathbun, Grantee

11-26-2012
Date

[Signature]
Richard Rathbun, Grantee

State of Washington
County of Skagit

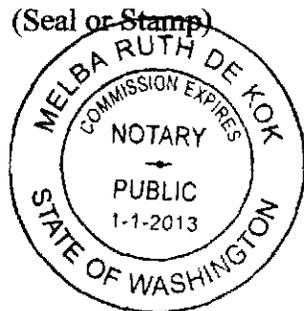
I certify that I know or have satisfactory evidence that Elizabeth Rathbun Richard Rathbun is the person who appeared before me, and said person acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: 11-26-2012

Melba Ruth De Kok
Signature of Notary Public

Title: Notary

My appointment expires: 01-01-2013



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Skagit County Auditor