

Return Address:

Donald A. Boyd  
Carlson Boyd, PLLC  
230 South 2<sup>nd</sup> Street, Suite 202  
Yakima, WA 98901



201212310046  
Skagit County Auditor

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CHICAGO TITLE

QUIT CLAIM DEED

620017461

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20124264

DEC 31 2012

Amount Paid \$0  
Skagit Co. Treasurer  
By *mm* Deputy

Grantor(s):

1. RICHARD SIGMEN and B. SUSAN SIGMEN

Grantee(s):

1. The Richard J. Sigmen And B. Susan Sigmen Revocable Living Trust DATED December 29, 2012, Richard J. Sigmen and B. Susan Sigmen Co-Trustees.

ACCOMMODATION RECORDING

Legal Description:

1. Lots 14 and 15 and E ½ of Lot 13, Block 221, "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON";
2. SKYLINE NO. 2 LOT 15;
3. PTN NE1/4 AKA LT 1 S/P# AN-83-005 AF# 8310250022
4. ANACORTES, BLOCK 220, LOT 16, 17, AND THE WEST HALF OF LOT 18.
5. Full legal description on Exhibit "A", pages 3 - 6 hereof.

Assessor's Property Tax Parcel Number(s) / ID: 3772-221-015-0100; 123347

3818-000-015-0009; 59060

350126-1-001-0104; 32341

3772-220-018-0000; 115475

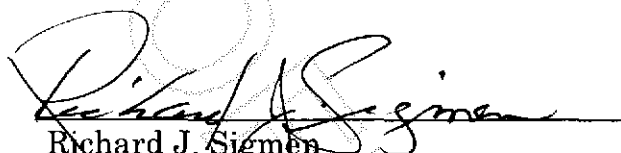
Chicago Title has placed this  
document for recording as a  
customer courtesy and accepts no  
liability for its accuracy or validity

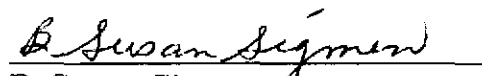
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THE GRANTOR, RICHARD SIGMEN and B. SUSAN SIGMEN, husband and wife, gifts, conveys and quit claims to The Richard J. Sigmen and B. Susan Sigmen Revocable Living Trust DATED December 29, 2012, Richard J. Sigmen and B. Susan Sigmen Co-Trustees, as grantee, all their right, title and interest in the real estate, situated in the County of Skagit, State of Washington, legally described on Exhibit "A" attached hereto, together with all after-acquired title

of the grantor therein.

DATED this 28 day of December, 2012.

  
Richard J. Sigmen

  
B. Susan Sigmen

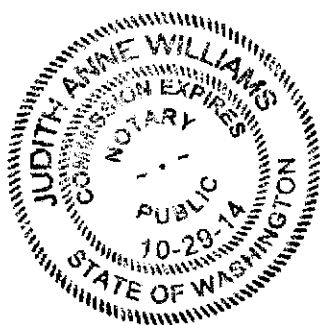
STATE OF WASHINGTON )

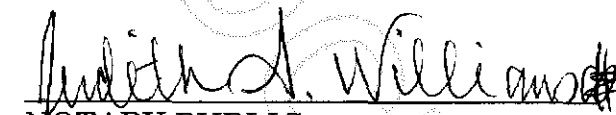
County of Skagit )

) ss.

I certify that I know or have satisfactory evidence that Richard J. Sigmen and B. Susan Sigmen personally appeared before me and signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in the instrument.

DATED: December 28, 2012.



  
NOTARY PUBLIC  
Residing at: STANWOOD  
Commission Expires: 10/29/12



**EXHIBIT "A"**

**Parcel 3772-221-015-0100:**

Lots 14 and 15 and the East ½ of Lot 13, Block 221, "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON", according to the plat thereof recorded in Volume 2 of Plats, pages 4 through 7, records of Skagit County, Washington.

PARCEL NUMBER: 3772-221-015-0100

PARCEL ID: P123347

TOGETHER WITH appurtenances thereunto belonging.

SUBJECT TO rights reserved in federal patents, state or railroad deeds, building or use restrictions general to the district; zoning regulations; utility easements of record and rights of way, easements, restrictions, reservations, other servitudes and conditions appearing of record or existing in fact over or upon said property as shown on the plat or visible by inspection.

SUBJECT TO:

A. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING RECORDED SURVEY.

Recorded: July 5, 2005

Auditor's No.: 200507050190

Said matters include but are not limited to the following:

1. Location of Fences
2. Location of creek

B. Any Prohibition or limitation on the use, occupancy of improvement of the land resulting from the Rights of the Public or Riparian Owners to use any waters, which may cover the land.

**Parcel 3818-000-015-0009:**

Lot 15, "SKYLINE NO. 2", according to the plat thereof recorded in Volume 9 of Plats, pages 59 and 60, records of Skagit County, Washington.



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PARCEL NUMBER: 3818-000-015-0009  
PARCEL ID : P59060

TOGETHER WITH appurtenances thereunto belonging.

SUBJECT TO rights reserved in federal patents, state or railroad deeds, building or use restrictions general to the district; zoning regulations; utility easements of record and rights of way, easements, restrictions, reservations, other servitudes and conditions appearing of record or existing in fact over or upon said property as shown on the plat or visible by inspection.

SUBJECT TO:

A. AN EASEMENT AFFECTING THE PORTION OF SAID PREMISES AND FOR THE PURPOSES STATED HEREIN, AND INCIDENTAL PURPOSES:

For: Transmission line  
In Favor Of: Puget Sound Power & Light Company  
Recorded: January 26, 1962  
Auditor's No.: 617291  
Affects: Exact location undisclosed on the record

B. COVENANTS, CONDITIONS AND RESTRICTIONS CONTAINED IN DECLARATION OF PROTECTIVE RESTRICTIONS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION, OR NATIONAL ORIGIN.

Declaration Dated: November 6, 1968  
Recorded: November 22, 1968  
Auditor's No.: 720642  
Executed By: Skyline Associates, a limited partnership

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED AS FOLLOWS:

Recorded: June 2, 2005  
Auditor's No.: 200506020039

C. AN EASEMENT AFFECTING THE PORTION OF SAID PREMISES AND FOR THE PURPOSES STATED HEREIN, AND INCIDENTAL PURPOSES:



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For: Install, lay, construct, renew, operate and maintain underground conduits, cables and wires with necessary facilities and other property with electric and telephone service  
In Favor Of: Puget Sound Power & Light Company and General Telephone Company of the Northwest and their respective successors and assigns  
Recorded: December 9, 1968  
Auditor's No.: 721183  
Affects: The exterior 5 feet and rear boundary lines and under and upon the exterior 2.5 feet of side boundary lines

**D. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SUBDIVISION**

Plat/Subdivision Name: Skyline No. 2  
Auditor's No.: Volume 9, Pages 59-60

Said matters include but are not limited to the following:

The right reserved in the dedication of the plat to make all necessary slopes for cuts and fills upon the lots in the original reasonable grading of the roads, streets and alleys shown hereon:

E. Provisions contained in Deeds through which title is claimed by other lot owners in said subdivision from Skyline Associates, which may be noticed of a general plan, as follows:

Purchaser agrees and covenants that the above described real estate shall be subject to charges and assessments in conformity with the rules and regulations, Articles of Incorporation and By-Laws of SKYLINE BEACH CLUB, INC., a Washington nonprofit corporation, and Purchaser acknowledges that he has received a copy of the Articles of Incorporation and By-Laws of the said nonprofit corporation.

**PARCEL 350126-1-001-0104:**

Lot 1 of SHORT PLAT NO. AN-83-005, dated 10/20/83, approved 10/20/83, and recorded in the Office of the Auditor of Skagit County on the 25<sup>th</sup> day of October, 1983, in Book 6 of the Short Plats, at page 93, under Auditor's File No. 8310250022, being a portion of the Northeast  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of Section 26, Township 35 North, Range 1 East W.M.1.



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PARCEL NUMBER: 350126-1-001-0104

TOGETHER WITH appurtenances thereunto belonging.

SUBJECT TO rights reserved in federal patents, state or railroad deeds, building or use restrictions general to the district; zoning regulations; utility easements of record and rights of way, easements, restrictions, reservations, other servitudes and conditions appearing of record or existing in fact over or upon said property as shown on the plat or visible by inspection.

**PARCEL 3772-220-018-0000:**

LOTS, 16, 17 AND THE WEST HALF OF LOT 18, BLOCK 220 "MAP OF THE CITY OF ANACORTES" AS PER PLAT RECORDED IN VOLUME 2 OF PLATS, PAGE 4, RECORDS OF SKAGIT COUNTY, WASHINGTON.

PARCEL NUMBER: 3772-220-018-0000

PARCEL ID: 115475

TOGETHER WITH appurtenances thereunto belonging.

SUBJECT TO rights reserved in federal patents, state or railroad deeds, building or use restrictions general to the district; zoning regulations; utility easements of record and rights of way, easements, restrictions, reservations, other servitudes and conditions appearing of record or existing in fact over or upon said property as shown on the plat or visible by inspection.

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