

When recorded return to:
Mr. and Mrs. Lumina
5475 Campbell Lake Road
Anacortes, WA 98221



201403100102

Skagit County Auditor

\$74.00

3/10/2014 Page

1 of

3 3:46PM

Grantor: Luke Anthony Paul Lumina and Thelma Lois Palmer-Lumina
Grantee: Luke Anthony Paul Lumina, Thelma Lois Palmer-Lumina and Dennis Wayne Palmer
Abbreviated Legal: Ptn NE 1/4 of SW 1/4, 12-34-1
Tax Parcel No.: 340112-0-032-0106/P19253, 340112-0-032-0007/P19252, 340112-3-001-0200/P125343

LAND TITLE OF SKAGIT COUNTY

QUIT CLAIM DEED

ACCOMMODATION RECORDING

THE GRANTOR LUKE ANTHONY PAUL LUMINA AND THELMA LOIS PALMER-LUMINA, HUSBAND AND WIFE for and in consideration of GIFT BETWEEN PARENTS AND CHILD WAC NO. 458-61A-201 conveys and quit claims to LUKE ANTHONY PAUL LUMINA, THELMA LOIS PALMER-LUMINA AND DENNIS WAYNE PALMER, AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP the following described real estate, situated in the County of Skagit State of Washington, together with all after acquired title of the Grantor therein:

That portion of the Northeast 1/4 of the Southwest 1/4 of Section 12, Township 34 North, Range 1 East, W.M., described as follows:

Beginning 566 feet West and 466 feet South of the center of said Section 12;
thence South 460 feet;
thence East 100 feet;
thence North to a point East of the point of beginning;
thence West to the point of beginning,

EXCEPT County road rights of way.

TOGETHER WITH that portion of the Northeast 1/4 of the Southwest 1/4 of Section 12, Township 34 North, Range 1 East, W.M., described as follows:

Beginning at a point 566 feet West and 466 feet South of the center 1/4 corner of Section 12, Township 34 North, Range 1 East W.M.;
thence North 00°52'00" West parallel with the East line of the Southwest 1/4 of said Section 12, a distance of 24 feet, more or less, to an East-West fence shown on that certain survey filed under Auditor's File No. 200307310093;
thence Westerly along said fence, a distance of 20 feet, more or less to an intersection with a North-South fence shown on said survey;
thence Southerly along said North-South fence, a distance of 456 feet, more or less, to the North right of way line of the Campbell Lake Road;
thence North 00°52'00" West, a distance of 430.30 feet, more or less, to the point of beginning of this description.

Situate in the County of Skagit, State of Washington.

Continued

Dated: March 3 2014

Luke Anthony Paul Lumina
Luke Anthony Paul Lumina

Thelma Lois Palmer-Lumina
Thelma Lois Palmer-Lumina

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2014748
MAR 10 2014

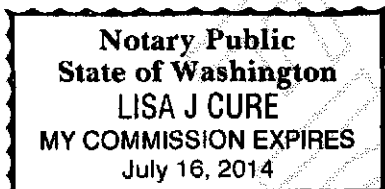
Amount Paid \$0
Skagit Co. Treasurer
By Mam Deputy

State of Washington
County of Skagit

SS:

I certify that I know or have satisfactory evidence that Luke Anthony Paul Lumina
the person(s) who appeared before me, and said person(s) acknowledged that he/she/they
signed this instrument and acknowledge it to be his/her/their free and voluntary act for the
uses and purposes mentioned in this instrument.

Dated: 3/3/14



Lisa J Cure
Notary Public in and for the State of Washington
Residing at: Mt Vernon
My appointment expires: 7-16-14

The grantees by signing the acceptance below, evidence their intention to acquire said premises as joint tenants with rights of survivorship, and not as community property or as tenants in common.

Accepted and approved:

Luke Anthony Paul Lumina
Luke Anthony Paul Lumina

a

Thelma Lois Palmer-Lumina
Thelma Lois Palmer-Lumina

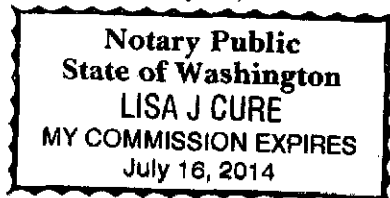
Dennis Wayne Palmer
Dennis Wayne Palmer

State of Washington
County of Skagit

SS:

I certify that I know or have satisfactory evidence that Thelma Lois Palmer-Lumina
the person(s) who appeared before me, and said person(s) acknowledged that he/she/they
signed this instrument and acknowledge it to be his/her/their free and voluntary act for the
uses and purposes mentioned in this instrument.

Dated: 3/3/14



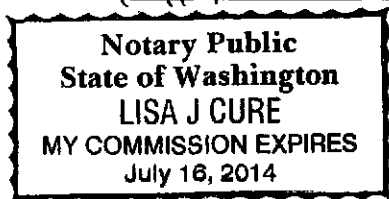
Lisa J Cure
Notary Public in and for the State of Washington
Residing at: Mt Vernon
My appointment expires: 7-16-14

State of Washington
County of Skagit

SS:

I certify that I know or have satisfactory evidence that Dennis Wayne Palmer
the person(s) who appeared before me, and said person(s) acknowledged that he/she/they
signed this instrument and acknowledge it to be his/her/their free and voluntary act for the
uses and purposes mentioned in this instrument.

Dated: 3/3/14



Lisa J Cure
Notary Public in and for the State of Washington
Residing at: Mt Vernon
My appointment expires: 7-16-14

«Esc1OffNotExpDt_D_A_mm-dd-y
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201403100102

Beginning at a point 466 feet west and 466 feet south of the center quarter corner of Section 12, Township 34 North, Range 1 East, W.M.; thence S 87°13'21" E parallel with the north line of the southwest quarter of said Section 12, a distance of 1.5 feet, more or less, to the fence shown on that certain survey filed under Auditor's File No. 200307310093; thence southerly along said fence, a distance of 110 feet, more or less, to an existing driveway; thence continuing southerly across said driveway, a distance of 28 feet, more or less to the end of a north-south fence; thence southerly along the fence last mentioned, a distance of 174 feet, more or less, to a fence corner at an existing driveway; thence continuing southerly across the driveway last mentioned, a distance of 50 feet, more or less, to end of a north-south fence; thence continuing southerly along the fence last mentioned, a distance of 100 feet, more or less to the north right of way line of the Campbell Lake Road; thence westerly along said right of way line, a distance of 9.7 feet, more or less to a point on said right of way line that lies S 00°52'00" E of the point of beginning of this description; thence N 00°52'00" W, a distance of 455.88 feet to the point of beginning of this description.

Containing 2,560 square feet, more or less.

Situated in Skagit County, Washington.

LEGAL DESCRIPTION
FOR
LUKE LUMINA
OF
ROSE TRACT
P19249

July 26, 2006

Beginning at a point 466 feet west and 466 feet south of the center quarter corner of Section 12, Township 34 North, Range 1 East, W.M.; thence S 87°13'21"E parallel with the north line of the southwest quarter of said Section 12, a distance of 1.5 feet, more or less, to the fence shown on that certain survey filed under Auditor's File No. 200307310093; thence northerly along said fence, a distance of 21.6 feet to a fence corner; thence westerly across an existing driveway, a distance of 18 feet, more or less, to the east end of an east-west fence line shown on said survey; thence westerly along the fence last mentioned a distance of 85 feet, more or less, to a line which is parallel with and 566 feet west of the east line of the southwest quarter of said Section 12, said 566 feet to be measured along the north line of said southwest quarter; thence S 00°52'00"E, a distance of 24 feet more or less to a point which is 566 feet west and 466 feet south of the center quarter corner of said Section 12; thence S 87°13'21"E, a distance of 100 feet to the point of beginning of this description.

Containing 2,320 square feet, more or less.



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