



201509010030

Skagit County Auditor

\$73.00

9/1/2015 Page

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2 8:41AM

WHEN RECORDED RETURN

Filed for Record at Request of
Land Title Company of Skagit County
Order No.: 150676-OE

PARTIAL RECONVEYANCE

The undersigned as trustee under that certain Deed of Trust, dated JULY 19 2005 in which
GARY LOHMAN AND GAIL LOHMAN H/W is grantor and
STERLING TRUST COMPANY, FBO MICHAEL J SPINK SEP/IRA is beneficiary, recorded on
#01669 AND ROGER JUNGQUIST AND LESLIE JUNGQUIST H/W
AUGUST 3 2005

as Auditor's No.
200508030041 records of SKAGIT County, Washington, having received from the
beneficiary under said Deed of Trust a written request to reconvey a portion of the real property described in
said deed, does hereby reconvey, without warranty, to the persons entitled thereto the right, title and
interest now held by said trustee in and to the portion of the real property described in said Deed of Trust,
situated in SKAGIT County, Washington, as follows:

Lot 1 Short Plat PL07-0302 being a portion of tracts 9 and 10 Uplands.

See the attached complete legal description
340425-1-002-0410/130142

Dated AUGUST 31 2015

LAND TITLE & ESCROW COMPANY

By:

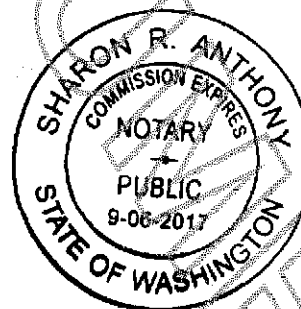
Eldon Brown

(Name-Title)

Manager

STATE OF } ss.
WASHINGTON
COUNTY OF SKAGIT

On this 31ST day of AUGUST 2015
before me, that undersigned, a Notary Public in and for the State of
Washington, duly commissioned and sworn, personally appeared
ELDON BROWN, to me known to be the
authorized signatory of LAND TITLE & ESCROW CO
The corporation that executed the foregoing instrument, and
acknowledged said instrument to be the free and voluntary act and deed
of said corporation, for the uses and purposes therein mentioned, and on
oath stated that he is authorized to execute the said instrument
Witness my hand and official seal hereto affixed the day and year first
above written.



Sharon R. Anthony
Sharon R. Anthony

Notary Public in and for the State of Washington,

Residing at MOUNT VERNON

My appointment expires 9/6/2017

Schedule "A-1"

150676-OE

DESCRIPTION:

Lot 1, Short Plat No. PL07-0302, approved May 12, 2010, recorded May 13, 2010, under Skagit County Auditor's File No. 201005130041, being a portion of Tracts 9 and 10 of that certain survey entitled, "THE UPLANDS," filed December 14, 1982, under Auditor's File No. 8212140010, in Volume 4 of Surveys, pages 56 through 61, inclusive, corrected by Affidavit recorded under Auditor's File No. 8212290015, records of Skagit County, Washington; lying within Sections 24 and 25, Township 34 North, Range 4 East, W.M., AND Section 30, Township 34 North, Range 5 East, W.M.,

TOGETHER WITH AND SUBJECT TO easements as delineated on the face of said Surveys and as reserved and/or dedicated by instruments recorded under Auditor's File Nos. 8002040045 and 8212100052, records of Skagit County, Washington; EXCEPT those portions deeded to Skagit County for road purposes by instruments recorded under Auditor's File Nos. 8610160006 through 8610160010, 8610160011 through 8610160015 and 8610230021 through 8610230025, records of Skagit County, Washington;

AND TOGETHER WITH a non-exclusive easement for ingress, egress and utilities over, under and through that portion of said Tract 9 of that certain survey entitled "THE UPLANDS", described as follows:

Beginning at the Northwest corner of said Tract 9;
thence South 00°00'00" East along the West line of said Tract 9, a distance of 685.41 feet to the point of curvature of a curve to the left having a radius of 45.00 feet;
thence Southeasterly, Easterly, Northeasterly, Northerly and Northwesterly along said curve through a central angle of 244°37'23" and an arc distance of 192.12 feet to the point of reverse curvature of a curve to the right having a radius of 25.00 feet;
thence Northerly along said curve through a central angle of 64°37'23" and an arc distance of 28.20 feet to a point on the East line of the West 50 feet of said Tract 9;
thence North 00°00'00" East along said East line, a distance of 610.72 feet to the North line of said Tract 9;
thence North 77°06'17" West along said North line, a distance of 51.29 feet to the point of beginning of this easement description;

AND ALSO TOGETHER WITH a non-exclusive 50 foot road and Cul-De-Sac Easement for ingress, egress and utilities delineated on the face of said Short Plat No. PL07-0302, as 'Ascension Way (Private)';

AND ALSO TOGETHER WITH an easement for ingress, egress and utilities to Lot 1 as delineated on the face of said Short Plat No. PL07-0302.

AND ALSO TOGETHER WITH that 'View Easement' across and over Lot 4, of said Short Plat No. PL06-0430, said easement being recorded under Skagit County Auditor's File No. 200706270182;

Situate in the County of Skagit, State of Washington.

340425-1-002-0410/P130142