

When recorded return to:

John and Sunnie McAdams
20611 English Road
Mount Vernon, WA 98274



201510230083
Skagit County Auditor
10/23/2015 Page 1 of 6 3:09PM \$78.00

Escrow Number: JM1744

QUIT CLAIM DEED

THE GRANTORS JOHN J. MCADAMS AND SUNNIE K. MCADAMS, HUSBAND AND WIFE, AS TO PARCEL "A" AND ROBERT E. SCOTT AND LINDA L. SCOTT, HUSBAND AND WIFE, AS TO PARCEL "B" for and in consideration of, ~~none~~, boundary line adjustment only, conveys and quit claims to ROBERT E. SCOTT AND LINDA L. SCOTT, TRUSTEES OF THE SCOTT FAMILY REVOCABLE TRUST DATED April 17, 2000 the following described real estate, situated in the County of Skagit, State of Washinton, together with all after acquired title of the Grantor therein:

Those portions of the Southwest 1/4 of the Northeast 1/4 of Section 21, Township 33 North, Range 4 East, W.M. as described as Parcels "A" and "B" on the Exhibits attached hereto.

SUBJECT TO MATTERS OF RECORD.

The herein described property will be combined or aggregated with contiguous property owned by the Grantee; This boundary adjustment is not for the purposes of creating an additional building lot.

This boundary line adjustment is approved by [Signature] of the Skagit County Planning Department.

10/21/2015

Tax Parcel Number(s): Portion P17056 and Portion P113323

September 15, 2015

Dated: ~~October~~, 2013

[Signature]
John J. McAdams

[Signature]
Sunnie K. McAdams

[Signature]
Robert E. Scott

[Signature]
Linda L. Scott

State of Washington
County of Skagit } SS:

I certify that I know or have satisfactory evidence that John J. McAdams and Sunnie K. McAdams are the persons 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 this instrument.

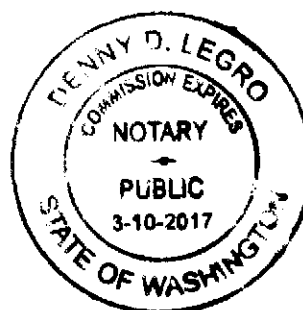
Dated: SEPTEMBER 15, 2015 [Signature]

2015 4360
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Notary Public in and for the State of Washington
Residing at: MOUNT VERNON
My appointment expires: 3-10-17

OCT 23 2015

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



State of Washington }
County of Skagit } SS:

I certify that I know or have satisfactory evidence that Robert E. Scott and Linda L. Scott are the persons 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 this instrument.

Dated: AUGUST 24, 2015

Denny D. Legro
Notary Public in and for the State of Washington

Residing at: MOUNT VERNON

My appointment expires: 3-10-17

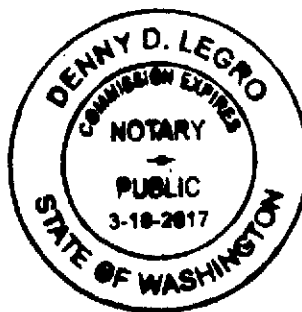


EXHIBIT "A"

Proposed Skagit County Boundary Line Adjustment
Ptn. Tax Parcel No. P17031 and P113323 being Conveyed to P17056

PARCEL BEING CONVEYED
FROM ROBERT E. SCOTT & LINDA L. SCOTT
AND FROM THE SCOTT FAMILY TRUST
TO JOHN J. & SUNNIE K. McADAMS

LEGAL DESCRIPTION

That portion of Lot 1 and of Tract "X" of Skagit County Short Plat No. 96-038 (Revised) approved 1-20-99 and recorded 1-21-99 in Volume 13 of Short Plats pages 198 and 199 under Auditor's File No. 9901210013, records of Skagit County, Washington, and being a portion of the Southwest ¼ of the Northeast ¼ of Section 21, Township 33 North, Range 4 East, W.M., described as follows:

Beginning at the Southwest corner of said Tract "X";

Thence N 63°12'40" E along the South line thereof, a distance of 87.07 feet to a point at the intersection with an existing fence line;

Thence along said fence line in a Northwesterly and Southwesterly direction on the following courses and distances:

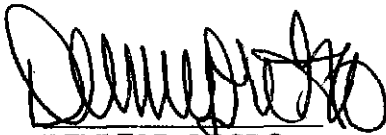
N 68°52'52" W, 17.36 feet;

S 60°25'04" W, 12.41 feet;

S 53°26'21" W, 64.55 feet to a point which bears N 11°59'10" W, 1.49 feet, more or less, from the Point of Beginning;

Thence S 11°59'10" E, 1.49 feet, more or less, to the Point of Beginning, and containing 660 sq. ft., more or less.

Situate in the County of Skagit, State of Washington.



DENNY D. LAGRO

Registered Professional

Land Surveyor

License No. 37532

Date: September 16, 2013

ROBERT E. SCOTT & LINDA L. SCOTT
AND THE SCOTT FAMILY TRUST
(P17031 and P113323)
AFTER BOUNDARY LINE ADJUSTMENT

LEGAL DESCRIPTION

Lot 1 and Tract "X" of Skagit County Short Plat No. 96-038 (Revised) approved 1-20-99 and recorded 1-21-99 in Volume 13 of Short Plats pages 198 and 199 under Auditor's File No. 9901210013, records of Skagit County, Washington, and being a portion of the Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 21, Township 33 North, Range 4 East, W.M.,

EXCEPT that portion of said Tract "X" described as follows:

Beginning at the Southwest corner of said Tract "X";

Thence N 63°12'40" E along the South line thereof, a distance of 87.07 feet to a point at the intersection with an existing fence line;

Thence along said fence line in a Northwesterly and Southwesterly direction on the following courses and distances:

N 68°52'52" W, 17.36 feet;

S 60°25'04" W, 12.41 feet;

S 53°26'21" W, 64.55 feet to a point which bears N 11°59'10" W, 1.49 feet, more or less, from the Point of Beginning;

Thence S 11°59'10" E, 1.49 feet, more or less, to the Point of Beginning, and containing 660 sq. ft., more or less.

TOGETHER WITH the following described tract of land:

That portion of the Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 21, Township 33 North, Range 4 East, W.M., described as follows:

Commencing at a point which lies North 0°34'23" East, 98.08 feet along the centerline of the said Section, and North 41°36' East, 747.61 feet parallel to County road No. 310, from the center of said Section 21;

Thence North 40°44' West, 92.33 feet;

Thence N 63°12'40" E, 87.07 feet to a point at the intersection of an existing fence and the True Point of Beginning of this description;

Thence continuing N 63°12'40" E, departing from said fence line, 12.10 feet;

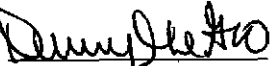
Thence S 36°33'00" E, 65.00 feet;

Thence S 47°00'20" W, 0.31 feet to a point at the intersection with said existing fence;

Thence N 40°44'13" W along said fence line, 55.22 feet, more or less, to the True Point of Beginning; and containing 203 sq. ft., more or less.

EXCEPT therefrom, such portion, if any, which lies within the right-of-way of the present County Road No. 310.

All situate in the County of Skagit, State of Washington.



DENNY D. LEGRO

Registered Professional

Land Surveyor

License No. 37532

Date: September 21, 2015

MARK A. & JEAN M. ENGBRECHT
(P17045 & P17087)
AFTER BOUNDARY LINE ADJUSTMENT

LEGAL DESCRIPTION

PARCEL "A" (P17045):

That portion of the Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 21, Township 33 North, Range 4 East, W.M., described as follows:

Beginning at a point in the Northerly right-of-way line of County Road No. 310, said point lying N $0^{\circ}34'23''$ E, 98.08 feet along the centerline of the said Section, and N $41^{\circ}36'$ E, 613.26 feet, along the said right-of-way line, from the North and South centerline of said Section 21;
Thence N $52^{\circ}44'10''$ W, 91.77 feet;
Thence N $41^{\circ}36'$ E, 153.61 feet;
Thence S $40^{\circ}44'$ E, 92.33 feet;
Thence S $41^{\circ}36'$ W, 134.35 feet to the point of beginning.

EXCEPT that portion thereof described as follows:

Beginning at a point in the Northerly right-of-way line of County Road No. 310, said point lying N $0^{\circ}34'23''$ E, 98.08 feet along the centerline of the said Section, and N $41^{\circ}36'$ E, 747.61 feet, along the said right-of-way line, from the North and South centerline of said Section 21;
Thence N $40^{\circ}44'$ W, 92.33 feet;
Thence S $38^{\circ}23'24''$ E, 92.92 feet to a point on the Northerly right-of-way line of said County Road No. 310;
Thence N $41^{\circ}36'$ E along the said right-of-way line, 3.83 feet to the point of beginning.

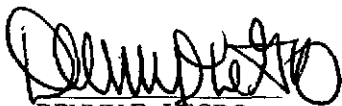
Situate in the County of Skagit, State of Washington.

PARCEL "B" (P17087):

That portion of the Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 21, Township 33 North, Range 4 East, W.M., lying Northwesternly of County Road No. 310 and Northerly and Easterly of a strip of land conveyed to Skagit County for road purposes by deed recorded March 2, 1956, under Auditor's File No. 532429, said portion being more particularly described as follows:

Beginning at a point in the Northerly right-of-way line of County Road No. 310, said point lying N $0^{\circ}34'23''$ E, 98.08 feet along said centerline of said Section 21, and N $41^{\circ}36'$ E, 613.26 feet along the said right-of-way from the North - South centerline of said Section 21;
Thence N $52^{\circ}44'10''$ W, 91.77 feet;
Thence N $41^{\circ}36'00''$ E, 153.61 feet to the True Point of Beginning;
Thence S $41^{\circ}36'00''$ W, 153.61 feet;
Thence N $52^{\circ}44'10''$ W, 109.60 feet to a point which is S $79^{\circ}18'50''$ E, 244.89 feet from a point on said North - South centerline N $0^{\circ}34'23''$ E, 724.04 feet from said center of Section 21;
Thence S $79^{\circ}18'50''$ E, 21.03 feet to a point which is S $79^{\circ}18'50''$ E, 265.92 feet from said point on North - South centerline;
Thence N $10^{\circ}41'10''$ E, 100.00 feet;
Thence S $73^{\circ}00'05''$ E, 156.85 feet to the true point of beginning.

Situate in the County of Skagit, State of Washington.

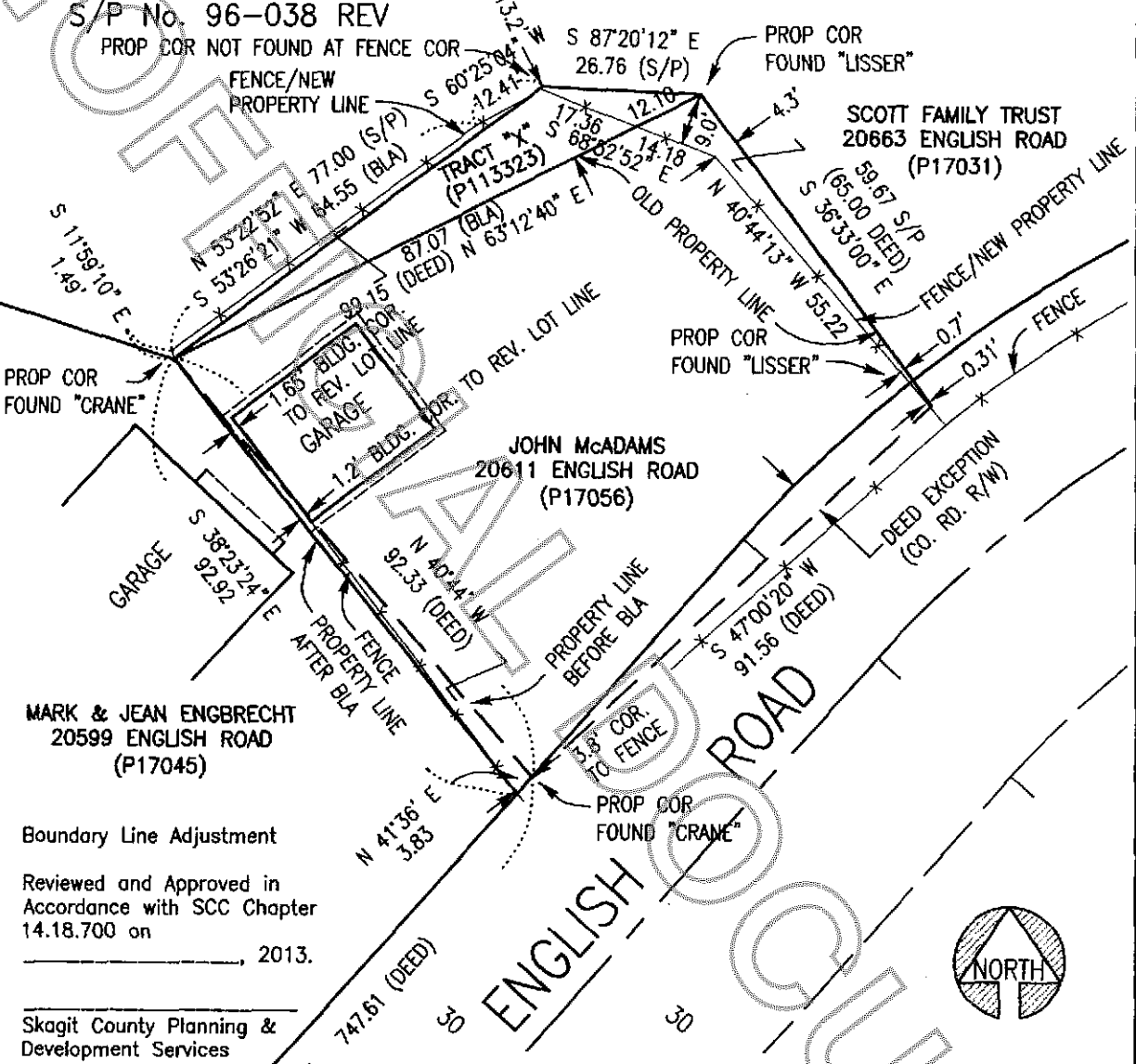


DENNY D. LAGRO
Registered Professional
Land Surveyor
License No. 37532
Date: September 22, 2015



LOT 1
S/P No. 96-038 REV

LOT 1
S/P No. 96-038 REV



MARK & JEAN ENGBRECHT
20599 ENGLISH ROAD
(P17045)

Boundary Line Adjustment
Reviewed and Approved in
Accordance with SCC Chapter
14.18.700 on _____, 2013.

Skagit County Planning &
Development Services

JOHN & SUNNIE McADAMS
"AFTER" BOUNDARY LINE ADJUSTMENT
20611 ENGLISH ROAD, MOUNT VERNON, WA
PTN. SW 1/4 NE 1/4
SEC. 21, T. 33 N., R. 4 E.W.M.
SKAGIT COUNTY, WASHINGTON

PREPARED BY:
LEGRO & ASSOCIATES
LAND SURVEYOR
1321 SOUTH 2ND STREET
MOUNT VERNON, WA. 98273

JULY 23, 2013 (REV: 10-03-13)

DENNY D. LEGRO, REGISTERED
PROFESSIONAL LAND SURVEYOR
LICENSE No. 37532