

Return Address:  
Skagit Valley Wills & Trusts  
Kyle G. Ray, Attorney at Law  
1204 Cleveland Ave.  
Mount Vernon, WA 98273



Skagit County Auditor  
12/7/2015 Page

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3 2:09PM

\$75.00

### **QUIT CLAIM DEED**

Grantors:

1. **HERRMANN, ERIC JOHN**
2. **MARTINEAU, YVONNE MARIE**

Grantees:

1. **ERIC JOHN HERRMANN and YVONNE MARIE MARTINEAU**, trustee, or successor trustee(s) of the **ERIC JOHN HERRMANN AND YVONNE MARIE MARTINEAU TRUST DATED NOVEMBER 9, 2015**

Property Address:

1. 26351 PANORAMA PL., SEDRO WOOLLEY, WA 98284

Abbreviated Legal Description:

1. PTN LOTS 26 & 27, STEELHEAD BEND/PANORAMA PLATEAU; PTN N 1/2, 33-35-5  
E W.M.

Assessor's Property Tax Parcel Account Number:

1. P40577/ 350533-1-001-2909

## QUIT CLAIM DEED

**ERIC JOHN HERRMANN and YVONNE MARIE MARTINEAU**, a married couple, hereby quit claims and conveys to **ERIC JOHN HERRMANN and YVONNE MARIE MARTINEAU, trustee, or successor trustee(s) of the ERIC JOHN HERRMANN AND YVONNE MARIE MARTINEAU TRUST DATED NOVEMBER 9, 2015**, (hereinafter referred to as "Assignee"), the following described real estate in Skagit County, State of Washington:

Property Address: 26351 PANORAMA PL., SEDRO WOOLLEY, WA 98284

Tax Parcel Number: P40577/ 350533-1-001-2909

Legal Description: THE NORTH  $\frac{1}{4}$  OF THE FOLLOWING DESCRIBED PROPERTY: THAT PORTION OF THE NORTH  $\frac{1}{4}$  OF SECTION 33, TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M., DESCRIBED AS FOLLOWS:  
BEGINNING AT THE NORTHWEST CORNER OF THE NORTHEAST  $\frac{1}{4}$  OF SAID SECTION 33;  
THENCE NORTH  $88^{\circ}26'49''$  EAST, 728.13 FEET;  
THENCE SOUTH  $00^{\circ}33'37''$  WEST, 910.00 FEET;  
THENCE SOUTH  $89^{\circ}19'42''$  WEST 1,150.29 FEET TO THE TRUE POINT OF BEGINNING;  
THENCE CONTINUING SOUTH  $89^{\circ}19'42''$  WEST, 400.00 FEET;  
THENCE SOUTH  $00^{\circ}33'37''$  WEST, 1082.08 FEET;  
THENCE NORTH  $89^{\circ}25'29''$  EAST, 399.98 FEET;  
THENCE NORTH  $00^{\circ}33'37''$  EAST, 1083.0 FEET TO THE TRUE POINT OF BEGINNING.  
(ALSO KNOWN AS TRACTS 26 AND 27 OF PANORAMIC PLATEAU OR STEELHEAD BEND.)  
TOGETHER WITH AND SUBJECT TO A NON-EXCLUSIVE EASEMENT 100 FEET IN WIDTH FOR INGRESS, EGRESS AND UTILITIES OVER AND ACROSS SECTION 33, TOWNSHIP 35 NORTH, RANGE 5 EAST, THE CENTERLINE OF WHICH IS DESCRIBED AS FOLLOWS:  
BEGINNING AT THE EAST  $\frac{1}{4}$  CORNER OF SAID SECTION 33;  
THENCE SOUTH  $88^{\circ}25'29''$  WEST ALONG THE EAST/WEST CENTERLINE OF SAID SECTION 33, A DISTANCE OF 1,000.00 FEET; THENCE SOUTH  $03^{\circ}00'16''$  WEST, 505 FEET, MORE OR LESS, TO A POINT ON THE NORTH LINE OF THE COUNTY ROAD, KNOWN AS THE OLD DAY CREEK ROAD, SAID POINT ALSO BEING THE POINT OF BEGINNING OF HEREIN DESCRIBED CENTERLINE; THENCE NORTH  $03^{\circ}00'15''$  EAST, 505 FEET, MORE OR LESS, TO THE EAST/WEST CENTERLINE OF SAID SECTION 33; THENCE CONTINUING NORTH  $03^{\circ}00'16''$  EAST, 260.43 FEET; THENCE SOUTH  $89^{\circ}25'29''$  WEST, PARALLEL TO SAID EAST/WEST CENTERLINE OF SECTION 33, A DISTANCE OF 420.00 FEET; THENCE NORTH  $00^{\circ}33'37''$  EAST, 410.00 FEET;  
THENCE SOUTH  $89^{\circ}25'29''$  WEST PARALLEL TO SAID EAST/WEST CENTERLINE OF SECTION 33, A DISTANCE OF 2,850 FEET TO THE TERMINUS OF HEREIN DESCRIBED CENTERLINE.  
ALSO TOGETHER WITH A NON-EXCLUSIVE EASEMENT OF INGRESS, EGRESS AND UTILITIES OVER A STRIP OF LAND 60 FEET IN WIDTH, LYING 30 FEET ON EITHER SIDE OF THE CENTERLINE OF THAT CERTAIN EXISTING DRIVEWAY AS DESCRIBED IN INSTRUMENT RECORDED MARCH 21, 1995, UNDER AUDITOR'S FILE NO. 9503210079.  
SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
2015 4921  
DEC 07 2015

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

Dated this **9th day of November, 2015.**

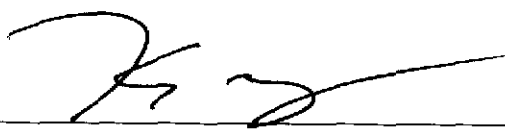
GRANTORS AND TRUSTEE(S):

  
**ERIC JOHN HERRMANN**

  
**YVONNE MARIE MARTINEAU**

**STATE OF WASHINGTON** )  
 ) ss  
**County of SKAGIT** )

I certify that I know or have satisfactory evidence that **ERIC JOHN HERRMANN** and **YVONNE MARIE MARTINEAU** are the persons who appeared before me, and said persons 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.

  
NOTARY PUBLIC in and for the State of Washington,  
residing in Edmonds.

My Commission Expires: 02-01-19

