

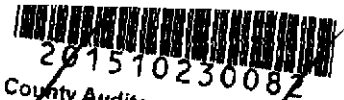


201604210013

Skagit County Auditor 4/21/2016 Page 1 of 8 \$80.00 10:07AM

When recorded return to:

John and Sunnie McAdams
20622 English Road
Mount Vernon, WA 98274



201510230082

Skagit County Auditor 10/23/2015 Page 1 of 7 \$79.00 3:08PM

Escrow Number: JM1744

QUIT CLAIM DEED

THE GRANTORS ROBERT E. SCOTT AND LINDA L. SCOTT, HUSBAND AND WIFE, AND ROBERT E. SCOTT AND LINDA L. SCOTT AS TRUSTEES OF THE SCOTT FAMILY REVOCABLE TRUST DATED April 17, 2000 for and in consideration of none, boundary line adjustment only, conveys and quit claims to JOHN J. MCADAMS AND SUNNIE K. MCADAMS, HUSBAND AND WIFE, 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 Lot 1 and of Tract "X" of Skagit County Short Plat No. 96-038 (Revised) as more particularly described on Exhibit "X" hereto, being a portion of the Southwest 1/4 of the Northeast 1/4 of Section 21, Township 33 North, Range 4 East, W.M. "A"

SUBJECT TO MATTERS OF RECORD.

RERECORDED TO CORRECT LEGAL

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 Mark Roeder of the Skagit County Planning Department.

10/21/2015

Tax Parcel Number(s): Portions of P17031 and P113323.

September 15, 2015

Dated: October 2, 2013.

Robert E. Scott
Robert E. Scott
Robert E. Scott
Robert E. Scott, Trustee

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20154361
OCT 29 2015

Linda L. Scott
Linda L. Scott
Linda L. Scott
Linda L. Scott, Trustee

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

State of Washington
County of Skagit } SS:

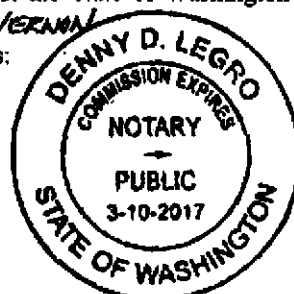
I certify that I know or have satisfactory evidence that Robert E. Scott and Linda L. Scott are the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned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

Date: 12-02-13

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20161467
APR 21 2016

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

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



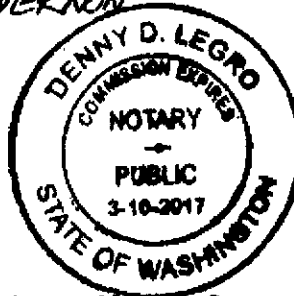
LPB-12

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 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.

Date: AUGUST 24, 2015

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

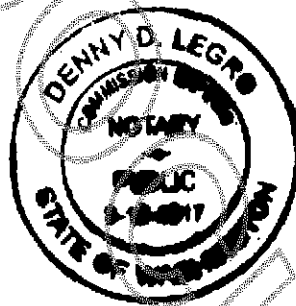


STATE OF Washington }
County of Skagit } SS:

I certify that I know or have satisfactory evidence that Robert E. Scott and Linda L. Scott signed this instrument, on oath stated that they are authorized to execute the instrument and acknowledged it as the Trustees of The Scott Family Revocable Trust to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: AUGUST 24, 2015

Denny D. Legro
Printed Name: DENNY D. LEGRO
Notary Public in and for the State of Washington
Residing at MOUNT VERNON
My appointment expires: 3-10-17



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 ¼ of the Northeast ¼ 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 ¼ of the Northeast ¼ 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, 95.08 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;

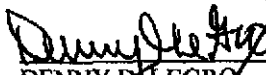
Thence S 36°33'00" E, 65.00 feet;

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 DELEGRO
Registered Professional
Land Surveyor
License No. 37632
Date: September 21, 2015

SEE PAGE 8 HERETO

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. LINGRO
Registered Professional
Land Surveyor
License No. 37532
Date: September 16, 2013

JOHN J. & SUNNIE K. McADAMS
(P17056)
AFTER BOUNDARY LINE ADJUSTMENT

LEGAL DESCRIPTION

A tract of land in 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 which lies North $0^{\circ}34'23''$ East, 98.08 feet along the centerline of the said Section, and North $41^{\circ}36'$ East 747.61 feet parallel to County Road No. 310, from the center of said Section 21;

Thence N $47^{\circ}00'20''$ E, 91.25 feet;

Thence along an existing fence on the following courses and distances:

N $40^{\circ}44'13''$ W, 55.22 feet;

N $68^{\circ}52'52''$ W, 31.54 feet;

S $60^{\circ}25'04''$ W, 12.41 feet;

S $53^{\circ}26'21''$ W, 64.55 feet to the approximate corner of said fence;

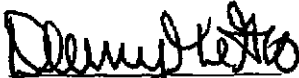
Thence S $11^{\circ}59'10''$ E, departing from said fence, 1.49 feet to the Northwest corner of the McAdams property as described in deed recorded under Auditor's file No. 9606030066;

Thence S $38^{\circ}23'24''$ E, 92.92 feet to a point on the Northerly right-of-way line of said County Road which bears S $41^{\circ}36'$ W 3.83 feet from the point of beginning;

Thence N $41^{\circ}36'$ E along the Northerly right-of-way line of said County Road, 3.83 feet to the point of beginning;

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

Situate in the County of Skagit, State of Washington.



DENNY D. NEGRO

Registered Professional

Land Surveyor

License No. 37532

Date: September 22, 2015

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

LEGAL DESCRIPTION

PARCEL "A" (P17045):

That 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 a point in the Northerly right-of-way line of County Road No. 310, said point lying N 0°34'23" E, 98.08 feet along the centerline of the said Section, and N 41°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°44'10" W, 91.77 feet;
Thence N 41°36' E, 153.61 feet;
Thence S 40°44' E, 92.33 feet;
Thence S 41°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°34'23" E, 98.08 feet along the centerline of the said Section, and N 41°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°44' W, 92.33 feet;
Thence S 38°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°36' E along the said right-of-way line, 3.83 feet to the point of beginning.

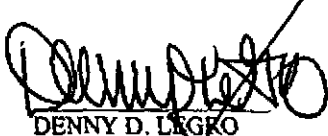
Situate in the County of Skagit, State of Washington.

PARCEL "B" (P17087):

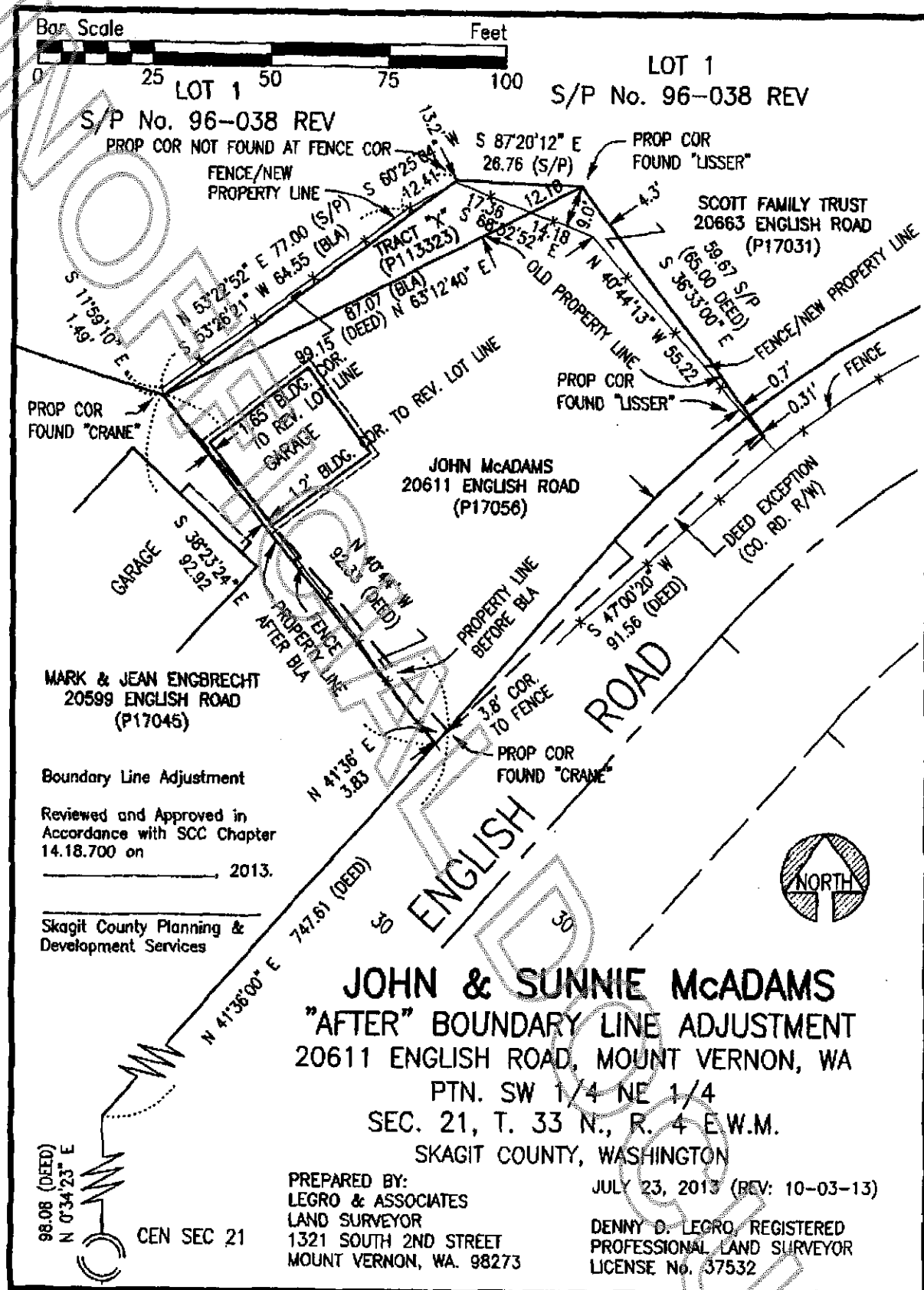
That portion of the Southwest ¼ of the Northeast ¼ of Section 21, Township 33 North, Range 4 East, W.M., lying Northwesterly of County Road No. 310 and Northerly and Easterly of a strip of land conveyed to Skagit County for road purposes by deed recorded March 2, 1956, under Auditor's File No. 532429, 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°34'23" E, 98.08 feet along said centerline of said Section 21, and N 41°36' E, 613.26 feet along the said right-of-way from the North - South centerline of said Section 21;
Thence N 52°44'10" W, 91.77 feet;
Thence N 41°36'00" E, 153.61 feet to the True Point of Beginning;
Thence S 41°36'00" W, 153.61 feet;
Thence N 52°44'10" W, 109.60 feet to a point which is S 79°18'50" E, 244.89 feet from a point on said North - South centerline N 0°34'23" E, 724.04 feet from said center of Section 21;
Thence S 79°18'50" E, 21.03 feet to a point which is S 79°18'50" E, 265.92 feet from said point on North - South centerline;
Thence N 10°41'10" E, 100.00 feet;
Thence S 73°00'05" E, 156.85 feet to the true point of beginning.

Situate in the County of Skagit, State of Washington.


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

THIS PAGE IS HEREBY
DELETED



STATE OF WASHINGTON } SS
COUNTY OF SKAGIT

I, Auditor of Skagit County, State of Washington, do hereby
certify that the foregoing instrument is a true and correct copy
of the original now on file in my office.
IN WITNESS WHEREOF, I hereunto set my hand and seal of
my office this 19th day of April 2016.

Janine Jones
Auditor
by *[Signature]*
Deputy

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 $63^{\circ}12'40''$ 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 $68^{\circ}52'52''$ W, 17.36 feet;

S $60^{\circ}25'04''$ W, 12.41 feet;

S $53^{\circ}26'21''$ W, 64.55 feet to a point which bears N $11^{\circ}59'10''$ W, 1.49 feet, more or less, from the Point of Beginning;

Thence S $11^{\circ}59'10''$ 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 $0^{\circ}34'23''$ East, 98.08 feet along the centerline of the said Section, and North $41^{\circ}36'$ East, 747.61 feet parallel to County road No. 310, from the center of said Section 21;

Thence North $40^{\circ}44'$ West, 92.33 feet;

Thence N $63^{\circ}12'40''$ 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 $63^{\circ}12'40''$ E, departing from said fence line, 12.10 feet;

Thence S $36^{\circ}33'00''$ E, 65.00 feet;

Thence S $47^{\circ}00'20''$ W, 0.31 feet to a point at the intersection with said existing fence;

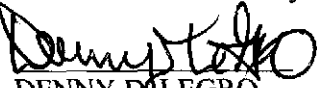
Thence along said fence on the following courses and distances:

N $40^{\circ}44'13''$ W, a distance of 55.22 feet;

N $68^{\circ}52'52''$ W, a distance of 14.18 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 DALEGRO
Registered Professional
Land Surveyor
License No. 37532
Date: April 19, 2016