

When recorded return to:

JOHN S. BUCHANAN  
14114 ERVINE RD.  
ANACORTES, WA. 98221



201701170119

Skagit County Auditor \$74.00  
1/17/2017 Page 1 of 2 10:18AM

QUIT CLAIM DEED

THE GRANTOR JOHN S. BUCHANAN AND CHERYL A. BUCHANAN,  
TRUSTEES OF THE BUCHANAN FAMILY 2002 TRUST DATED  
FEBRUARY 9, 2002, as to an undivided two-thirds interest  
for and in consideration of

WAC NO. 458-61A-2011(T) 203(2) B CB

conveys and quit claims to JOHN S. BUCHANAN, as to an undivided  
two-thirds interest

the following described real estate, situated in the County of SKAGIT, State of Washington.

TR B SP 93-028 15-34-1

Abbreviated Legal: (Required if full legal not inserted above) / SEE ATTACHED

Tax Parcel Number(s): P19442, 340115-001-0506

Dated: January 13<sup>th</sup>, 2017

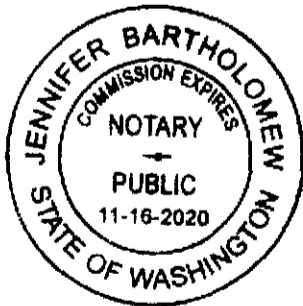
John S. Buchanan, Trustee Cheryl Buchanan, Trustee

State of WA  
County of SKAGIT } SS:

I certify that I know or have satisfactory evidence that JOHN S. BUCHANAN and Cheryl A. Buchanan  
appeared before me, and said person acknowledge that JOHN S. BUCHANAN the person who  
signed this instrument and acknowledge it to be  
free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 1-13-2017

Notary Public in and for the State of WASHINGTON  
Residing at: COUPEVILLE  
My appointment expires: 11-16-2020



SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
2017167  
JAN 17 2017

Amount Paid \$ 10.00  
Skagit Co. Treasurer  
By HB Deputy

Tract B of Skagit County Short Plat No. 93-028, located in Section 15, Township 34 North, Range 1 East of the W.M., approved September 14, 1993, recorded in Volume 10 of Short Plats, page 230, under Auditor's File No. 9309140025 records of Skagit County, Washington;

TOGETHER WITH a non-exclusive easement for ingress, egress and road and utility purposes over, along, under and across a 60 foot strip of land lying 30 feet on each side of the following described centerline:

Commencing at the Northeast corner of Tract A, Rancho San Juan Del Mar, Subdivision No. 3, Plate 1, records of Skagit County, Washington, said Northeast corner being on the Southerly right of way line of County Road No. 376; thence South  $81^{\circ}19'$  East 44.92 feet along the Southerly right of way of said county road to the point of beginning of this centerline; thence South  $35^{\circ}44'01''$  West 147.02 feet; thence South  $62^{\circ}14'11''$  West 140.14 feet; thence South  $45^{\circ}33'26''$  West 168.52 feet; thence South  $42^{\circ}09'56''$  West 167.71 feet; thence South  $69^{\circ}00'48''$  West 161.45 feet; thence South  $60^{\circ}59'48''$  West 83.00 feet; thence South  $11^{\circ}12'18''$  West 220.00 feet, more or less, to a point on a property line described as follows:

Commencing at the Southeast corner of Government Lot 1, Section 15, Township 34 North, Range 1 East of the W.M.; thence North  $0^{\circ}56'38''$  West 682.49 feet along the East line of Government Lot 1 to the point of beginning of said property line; thence North  $88^{\circ}55'47''$  West parallel to the South line of said Government Lot 1 to the intersection of said easement centerline;

EXCEPT that portion of said easement lying within the above described main tract.

ALSO TOGETHER WITH that certain effluent line easement and drainfield easement in favor of said Tract B as said easements are delineated on the face of said Short Plat 93-28 and as further established and described by documents recorded under Auditor's File Nos. 872707, 9305120106 and 9305180117, records of Skagit County, Washington.



201208130120  
Skagit County Auditor