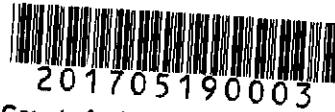


After Recording Return to:

Nisha Taylor
1819 S 6th St
Mount Vernon, Washington 98273



Skagit County Auditor
5/19/2017 Page

1 of

4 9:33AM

\$76.00

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20172195
MAY 19 2017

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

QUIT CLAIM DEED

Grantor: Carlos De La Fuente / Nisha Taylor

Grantee: Nisha Taylor

Abbreviated Legal Description: (TAX 26B)(DK01) INCLUDING MANUFACTURED HOME SKYLINE BUDDY 1968 60X12 SERIAL NUMBER B1363; BEGINNING ON THE SOUTH LINE OF GOVERNMENT LOT 8 981.4 FEET WEST OF THE SOUTHEAST CORNER; THENCE NORTH 407 FEET EAST 107 FEET; THENCE SOUTH 407 FEET; THENCE WEST 107 FEET TO THE POINT OF BEGINNING. TOGETHER WITH H PTN OF LT 1 S/P 21-87 DAF CAT SELY MOST COR OF SD LT 1 S/P 21-87 TH W 25FT ALG S LN OF SD LT 1 TO SW COR THOF TH N 0-44-01 W 119.97FT (CALLED N 0-44 W 120FT ON THE FACE OF S/P 93-77) ALG W LN OF SD LT 1 S/P 21-87 TH N 89-58-48 W 85.70FT (CALLED W 85.70FT ON THE FACE OF S/P 93-77) ALG S LN OF SD LT 1 S/P 21-87 TO SWLY COR THOF TH N 0-44-00 W 257FT ALG W LN SD LT 1 S/P 21-87 TPOB TH CONT N 0-44-00 W 18.3FT M/L TO AN EXIST EAST-WEST FENCE LN AS SHOWN ON S/P 93-77 TH W 103FT M/L ALG SD EAST-WEST FENCE LN TO A THREE WAY FENCE COR (NORTH, SOUTH & EAST) TH S 20FT M/L ALG SD FENCE LN TO A SLY LN OF SD LT 1 S/P 21-87 W OF TPOB TH E 103FT ALG SD SLY LN OF LT 1 TPOB DK01

Assessor's Tax Parcel Number: 21762 / 21761
Reference No.: 201608100001

THE GRANTOR, Carlos De La Fuente / Nisha Taylor, a single person, for and in consideration of \$1 and other good and valuable consideration, hereby conveys and quitclaims to the GRANTEE, Nisha Taylor, a single person, the following described real property, situated in the County of Skagit, State of Washington:

(TAX 26B)(DK01) INCLUDING MANUFACTURED HOME SKYLINE BUDDY

1968 60X12 SERIAL NUMBER B1363; BEGINNING ON THE SOUTH LINE OF GOVERNMENT LOT 8 981.4 FEET WEST OF THE SOUTHEAST CORNER; THENCE NORTH 407 FEET EAST 107 FEET; THENCE SOUTH 407 FEET; THENCE WEST 107 FEET TO THE POINT OF BEGINNING. TOGETHER WITH H PTN OF LT 1 S/P 21-87 DAF CAT SELY MOST COR OF SD LT 1 S/P 21-87 TH W 25FT ALG S LN OF SD LT 1 TO SW COR THOF TH N 0-44-01 W 119.97FT (CALLED N 0-44 W 120FT ON THE FACE OF S/P 93-77) ALG W LN OF SD LT 1 S/P 21-87 TH N 89-58-48 W 85.70FT (CALLED W 85.70FT ON THE FACE OF S/P 93-77) ALG S LN OF SD LT 1 S/P 21-87 TO SWLY COR THOF TH N 0-44-00 W 257FT ALG W LN SD LT 1 S/P 21-87 TPOB TH CONT N 0-44-00 W 18.3FT M/L TO AN EXIST EAST-WEST FENCE LN AS SHOWN ON S/P 93-77 TH W 103FT M/L ALG SD EAST-WEST FENCE LN TO A THREE WAY FENCE COR (NORTH, SOUTH & EAST) TH S 20FT M/L ALG SD FENCE LN TO A SLY LN OF SD LT 1 S/P 21-87 W OF TPOB TH E 103FT ALG SD SLY LN OF LT 1 TPOB DK01

Subject to covenants, conditions, restrictions, and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

Tax parcel no. 21762/21761

Commonly known as: 17739/17743 Dunbar Rd, Mount Vernon, Washington 98273

Grantor Signatures:

DATED: 5/19/17

Nisha Taylor

Carlos De La Fuente Sr

GRANTOR

Carlos De La Fuente / Nisha Taylor

1819 S 6th St

Mount Vernon, Washington 98273

STATE OF WASHINGTON)

) ss.

COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that Carlos De La Fuente / Nisha Taylor is the person who appeared before me, and said person acknowledged that s/he signed this instrument and acknowledged it to be his/her free and voluntary act for the uses and purposes mentioned in the instrument.

DATED this 19 day of May, 2017.

Shannon Nootenboom

Print Name Shannon Nootenboom

NOTARY PUBLIC in and for the State of Washington,

Residing at: Slcro Woodley, WA

My commission expires: 08-20-2018

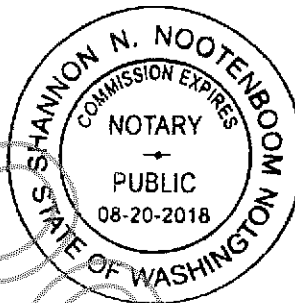


Exhibit "A"

Legal Description

That portion of Government Lot 8 in Section 13, Township 34 North, Range 3 E.W.M., described as follows:

Beginning on the South line of said Government Lot 8, 981.4 feet West of Southeast corner, thence North 407 feet, thence East 107 feet, thence South 407 feet, thence West 107 feet to the point of beginning.

TOGETHER WITH that portion of Lot 1, Skagit County Short Plat No. 21-87, approved December 18, 1987, and recorded December 23, 1987 in Volume 8 of Short Plats, Page 10, being a portion of Government Lot 8, Section 13, Township 34 North, Range 3 East, W.M., being more particularly described as follows:

Commencing at the Southeasterly most corner of said Lot 1, Skagit County Short Plat No. 21-87; thence West 25.00 feet along the South line of said Lot 1 to a Southwest corner thereof; thence North $0^{\circ}44'01''$ West 119.97 feet (called North $0^{\circ}44'$ West 120.00 feet on the face of Skagit County Short Plat No. 93-77, recorded in Volume 2 of Short Plats, Pages 166 and 167, records of Skagit County, Washington) along the West line of said Lot 1, Skagit County Short Plat No. 21-87; thence North $89^{\circ}58'48''$ West 85.70 feet (called West 85.70 feet on the face of Short Plat No. 93-77) along a South line of said Lot 1, Skagit County Short Plat No. 21-87 to a Southwesterly corner thereof; thence North $0^{\circ}44'00''$ West 257.00 feet along the West line of said Lot 1, Skagit County Short Plat No. 21-87 to the TRUE POINT OF BEGINNING; thence continue North $0^{\circ}44'00''$ West 18.3 feet more or less to an existing East-West fence line as the same is shown on the face of said Skagit County Short Plat No. 93-77; thence West 103.0 feet more or less along said East-West fence line to a three way fence corner, (North, South and East); thence South 20.0 feet more or less along said fence line to a Southerly line of said Lot 1, Skagit County Short Plat No. 21-87, West of the TRUE POINT OF BEGINNING; thence East 103.0 feet along said Southerly line of Lot 1 to the TRUE POINT OF BEGINNING.

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