



201709220023

Skagit County Auditor

\$76.00

9/22/2017 Page

1 of

3 10:17AM

After Recording Return To:

Michael J. Spink
1016 S. Third Street
Mount Vernon, WA 98273

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20174460
SEP 21 2017

Amount Paid \$
Skagit Co. Treasurer
By *Tram* Deputy

QUITCLAIM DEED**GRANTOR:**

PADILLA HEIGHTS PROPERTIES, LLC, a Washington
limited liability company

GRANTEE:

MARINE POINTE ESTATES HOMEOWNERS
ASSOCIATION, a Washington non-profit corporation

Legal Description:

Abbreviated Form:

ptn Tract 8, "ANACO BEACH";
ptn Tracts 2 and 3, Plate 3, Anacortes Tide Lands
1 & 2

Additional on Pages:

Assessor's Tax Parcel Nos.:

P108857/3858-000-008-0605
P109142/3858-000-008-0700

THE GRANTOR, PADILLA HEIGHTS PROPERTIES, LLC, a Washington limited liability company, for and in consideration of dedicating common areas to the homeowners association and clearing title, hereby conveys and quitclaims to MARINE POINTE ESTATES HOMEOWNERS ASSOCIATION, a Washington non-profit corporation, all of Grantor's right, title and interest in and to the following described real estate situate in the County of Skagit, State of Washington, together with all after-acquired title of the Grantor therein, to-wit:

PARCEL "C":

An undivided 1/60 interest in the Northwesterly 20 feet of Tract 8, "ANACO BEACH", as per plat recorded in Volume 5 of Plats, page 4, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

QUITCLAIM DEED - 1

PARCEL "D":

An undivided 1/60 interest in that portion of the following described tidelands which adjoin Lot 7 and the Northwesterly 20 feet of Lot 8, "ANACO BEACH";

That portion of Tracts 2 and 3, Plate 3, Anacortes Tide Lands, lying in front of Government Lot 3, Section 27, Township 33 North, Range 1 East, W.M., described as follows:

Beginning at a point on the Northeasterly side of said Tract 3, which point is also the most Westerly point of Lot 6 of "ANACO BEACH";
thence run Southwesterly to a point on the Southwesterly side of Tract 2, also on the inner harbor line, which is North 29°23'45" West and 140.56 feet from the intersection of said inner harbor line with the East line of said Tract 2;
thence South 29°23'45" East along said inner harbor line 95.08 feet;
thence Northeasterly to a point on the Northeasterly side of said Tract 3 which is North 52°33' West 40.02 feet from the most Southerly corner of said Lot 8 of said "ANACO BEACH";
thence North 52°33' West 140.07 feet to the said point of beginning.

Situate in the City of Anacortes, County of Skagit, State of Washington.

SUBJECT TO and TOGETHER WITH easements, reservations, restrictions, covenants, liens, leases, court causes and other instruments of record.

NOTE: No excise tax is due on this transfer pursuant to WAC 458-61A-215(2)(c).

DATED this 26 day of June, 2017.

PADILLA HEIGHTS PROPERTIES, LLC


MICHAEL J. SPINK, Executing Member

(acknowledgment follows)

STATE OF WASHINGTON
COUNTY OF SKAGIT

} SS.

I certify that I know or have satisfactory evidence that MICHAEL J. SPINK is the person who appeared before me, and said person acknowledged that he was authorized to execute the instrument and acknowledged as the Executing Member of PADILLA HEIGHTS PROPERTIES, LLC, to be his free and voluntary act, for the uses and purposes mentioned in the instrument.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 26th day of June, 2017.

MARTHA H. MYRON
Notary Public
State of Washington
My Commission Expires
April 22, 2018

Martha H Myron
Printed Name

MARTHA H MYRON

NOTARY PUBLIC in and for the State of Washington

My Commission Expires APRIL 22 2018