



201709280106

Skagit County Auditor

\$79.00

9/28/2017 Page

1 of

6 10:44AM

UNOFFICIAL DOCUMENT

When recorded return to:

Craig Sjoström
1204 Cleveland Ave.
Mount Vernon, Washington 98273

Quitclaim Deed
(Boundary Line Adjustment)

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20174573
SEP 28 2017

Grantor: Terra Duplexes LLC

Grantee: Terra Duplexes LLC

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

Legal Description: W13' Lots 3 & 4, exc W7' Lot 4; W 7' Lots 4 & 5, all in Block 90, Amended Plat of Burlington

Assessor's Property Tax Parcel or Account No.: P71896

Reference Nos of Documents Assigned or Released: N/A

THIS INDENTURE, is made this 26th day of Sept, 2017, between Terra Duplexes LLC, Grantor, and Terra Duplexes LLC, Grantee.

Recitals

- a. Grantor/ Grantee is the owner of the property bearing Skagit County Assessor's parcel no. P71896, described in the attached Exhibit A.
- b. Grantor/ Grantee wishes to adjust the boundaries of the constituent city lots within the said parcel, restyled as Parcels "C" and "D", per the attached Exhibits B & C.
- d. A diagram showing the adjustment is attached hereto as Exhibit D.

Conveyance

THEREFORE, for and in consideration of the said boundary line adjustment, and for no monetary consideration, grantor does hereby QUIT CLAIM to the grantee all of its interest in the real property lying and being in the county of Skagit and State of Washington, and described in the attached Exhibits B & C.

This conveyance is not for the purpose of creating an additional building lot.

DATED: 9/26, 2017.

TERRA DUPLEXES LLC

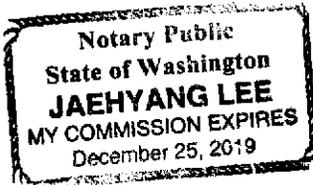
By: [Signature]
Member
Andrea Catlin
(Printed Name)

STATE OF WASHINGTON)
 KING (ss.
COUNTY OF SKAGIT)

On this 26th day of September, 2017, before me personally appeared Andrea Catlin, to me known to be a member of Terra Duplexes, LLC, the limited liability company that executed the within and foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of said limited liability company, for the uses and purposes therein mentioned, and on oath stated that he was authorized to execute said instrument on behalf thereof.

file of 4 9/26/17

IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year first above written.



[Signature]
NOTARY PUBLIC in and for the State of Washington,
residing at Redmond, Washington
My commission expires: 12/25/2019
Name: Jaehyang Lee

Exhibit "A"

**Terra Duplexes, LLC, a Washington Limited Liability Company, Parcel
Prior to Boundary Line Adjustment
(Skagit County Assessor's Parcel No. P-71896)**

The West 13.00 feet (as measured perpendicular to the West line) of Lot 3, and Lots 4 and 5, Block 90, of Amended Plat of Burlington, Skagit County, Wash., as per plat recorded in Volume 3 of Plats, page 17, records of Skagit County, Washington.

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

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



9-19-17

Exhibit "B"

**Terra Duplexes, LLC, a Washington Limited Liability Company, Parcel
Revised portions of Lots 3 and 4
After Boundary Line Adjustment
(Skagit County Assessor's Parcel No. P-71896)**

Parcel No. C

West 13.00 feet (as measured perpendicular to the West line) of Lot 3 and 4, EXCEPT the West 7.00 feet (as measured perpendicular to the West line) of said Lot 4, Block 90, of Amended Plat of Burlington, Skagit County, Wash., as per plat recorded in Volume 3 of Plats, page 17, records of Skagit County, Washington.

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

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

APPROVAL

This Boundary Line Adjustment is not for the purpose of creating additional building lots.

APPROVED

Reviewed and approved in accordance with City of Burlington Code, Chapter 16.16.

City of Burlington

By: _____

Date: _____

Title: _____

BRAD JOHNSON, SENIOR PLANNER

9/27/2017



9-19-17

Exhibit "C"

**Terra Duplexes, LLC, a Washington Limited Liability Company, Parcel
Revised portions of Lots 4 and 5
After Boundary Line Adjustment
(Skagit County Assessor's Parcel No. P-71896)**

Parcel No. D

The West 7.00 feet (as measured perpendicular to the West line) of Lot 4 and Lot 5, Block 90, of Amended Plat of Burlington, Skagit County, Wash., as per plat recorded in Volume 3 of Plats, page 17, records of Skagit County, Washington.

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

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

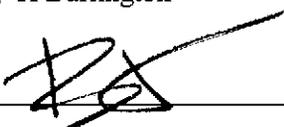
APPROVAL

This Boundary Line Adjustment is not for the purpose of creating additional building lots.

APPROVED

Reviewed and approved in accordance with City of Burlington Code, Chapter 16.16.

City of Burlington

By:  _____

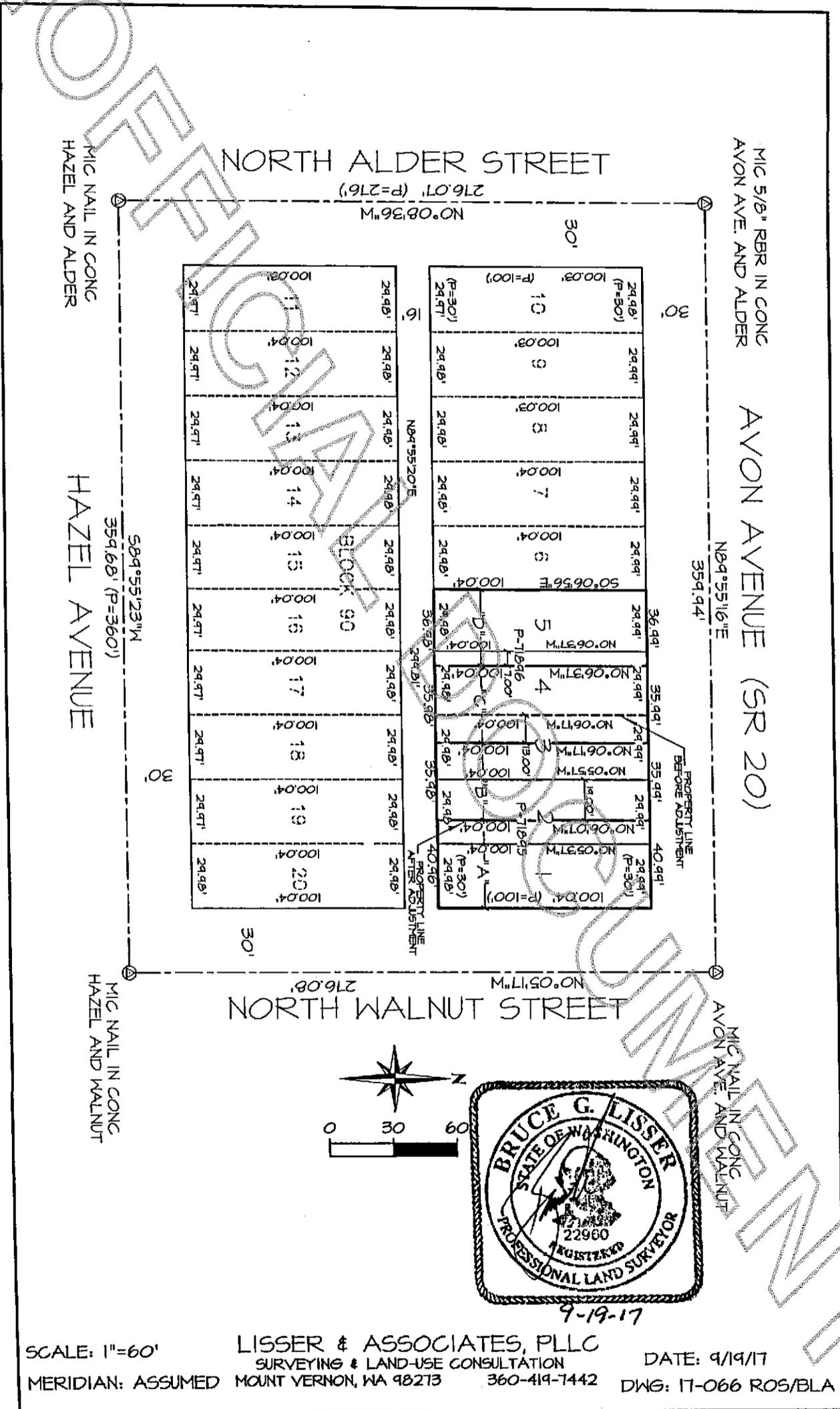
Date: 9/27/2017

Title: BRAD JOHNSON, SENIOR PLANNER



9-19-17

EXHIBIT "D"



SCALE: 1"=60'

MERIDIAN: ASSUMED

LISSER & ASSOCIATES, PLLC
 SURVEYING & LAND-USE CONSULTATION
 MOUNT VERNON, WA 98213 360-419-1442

DATE: 9/19/17

DWG: 17-066 ROS/BLA