



Skagit County Auditor

12/8/2017 Page

1 of

9 4:06PM

\$82.00

When recorded return to:

Craig Sjostrom
1204 Cleveland Ave.
Mount Vernon, Washington 98273

Quitclaim Deed
(Boundary Line Adjustment)

Grantor: Woodside 1 and 2, LLC

Grantees: Woodside 1 and 2, LLC

Legal Description: Ptn Lot 93, Woodside PUD Div.'s 1 and 2

Assessor's Property Tax Parcel or Account Nos.: P133286; P133287

Reference Nos of Documents Assigned or Released: N/A

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20175716
DEC 08 2017

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

THIS INDENTURE, is made this 6TH day of November, 2017, between Woodside 1 and 2, LLC, Grantor, and Woodside 1 and 2, LLC, Grantee.

Recitals

- a. Grantor/ Grantee is the owner of the property bearing Skagit County Assessor's parcel nos. P133286 and P133287, described in the attached Exhibits A and B.
- b. Grantor/ Grantee wishes to reconfigure the boundaries of the subject parcel, with a portion of P133286 (described in the attached Exhibit C), to be incorporated into P133287.
- c. The adjusted description of P133286 is attached hereto as Exhibit D.
- d. The adjusted description of P133287 is attached hereto as Exhibit E.
- e. A diagram showing the adjustment is attached hereto as Exhibit F.

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 Exhibit C.

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

DATED: 11/6, 2017.

WOODSIDE 1 and 2, LLC

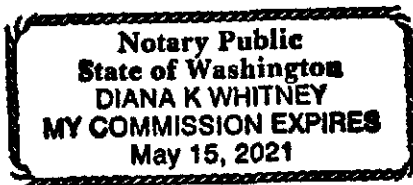
By: 

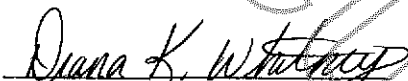
BRIAN D. GENTRY, manager
(Name & title)

STATE OF WASHINGTON)
(ss.
COUNTY OF SKAGIT)

On this 6th day of NOVEMBER, 2017, before me personally appeared BRIAN D. GENTRY, to me known to be a member or manager of Woodside 1 and 2 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.

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




NOTARY PUBLIC in and for the State of Washington,
residing at Bow
My commission expires: 15 MAY 2021
Name: Diana K. Whitney

APPROVED

The foregoing Quit Claim Deed adjusting boundary lines is hereby approved this 6th
day of DECEMBER, 2017.

City of Mount Vernon

By: 

Its City Engineer

Dated this 6th day of DECEMBER, 2017.

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

Exhibit "A"

**Woodside 1 and 2, LLC, a Washington Limited Liability Company, Parcel
Prior to Boundary Line Adjustment
(Skagit County Assessor's Parcel No. P-133286)**

Lot 93, "Plat of Woodside PUD Divisions 1 and 2", recorded July 27, 2016, under
Skagit County Auditor's File No. 201607270025.

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

Situate in the City of Mount Vernon, County of Skagit, State of Washington.



16-26-17

Exhibit "B"

**Woodside 1 and 2 LLC, a Washington Limited Liability Company Parcel
Prior to Boundary Line Adjustment
(Skagit County Assessor's Parcel No. P-133287)**

Lot 94, "Plat of Woodside PUD Divisions 1 and 2", recorded July 27, 2016, under Skagit County Auditor's File No. 201607270025.

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

Situate in the City of Mount Vernon, County of Skagit, State of Washington.



16-26-17

Exhibit "C"

**Portion of Woodside 1 and 2 LLC, a Washington Limited Liability Company Parcel
P-133286**

**to be Boundary Line Adjusted to
Woodside 1 and 2 LLC, a Washington Limited Liability Company
Parcel No. P-133287**

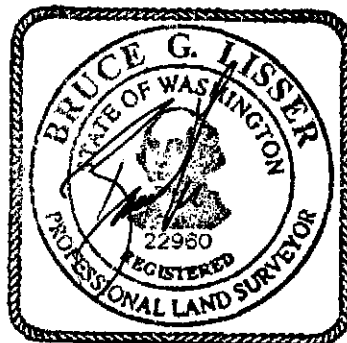
That portion of Lot 93, "Plat of Woodside PUD Divisions 1 and 2", recorded July 27, 2016, under Skagit County Auditor's File No. 201607270025 being more particularly described as follows:

BEGINNING at the Northeast corner of Lot 93, said Plat of Woodside PUD Divisions 1 and 2, being a common corner with Lot 94 of said Plat of Woodside PUD Divisions 1 and 2;
thence North $87^{\circ}05'52''$ West along the North line of said Lot 93 for a distance of 68.59 feet to the Northwest corner of said Lot 93;
thence South $32^{\circ}13'17''$ West along the West line of said Lot 93 for a distance of 3.00 feet, more or less, to a point bearing North $89^{\circ}14'09''$ West from the POINT OF BEGINNING,
thence South $89^{\circ}14'06''$ East for a distance of 70.11 feet, more or less, to the POINT OF BEGINNING.

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

Situate in the City of Mount Vernon, County of Skagit, State of Washington.

Containing 90 sq ft



16-26-17

Exhibit "D"

**Woodside 1 and 2 LLC, a Washington Limited Liability Company, Parcel
After Boundary Line Adjustment
(Skagit County Assessor's Parcel No. P-133286)**

Lot 93, "Plat of Woodside PUD Divisions 1 and 2", recorded July 27, 2016, under Skagit County Auditor's File No. 201607270025.

EXCEPT that portion thereof described as follows:

BEGINNING at the Northeast corner of Lot 93, said Plat of Woodside PUD Divisions 1 and 2, being a common corner with Lot 94 of said Plat of Woodside PUD Divisions 1 and 2;
thence North 87°05'52" West along the North line of said Lot 93 for a distance of 68.59 feet to the Northwest corner of said Lot 93;
thence South 32°13'17" West along the West line of said Lot 93 for a distance of 3.00 feet, more or less, to a point bearing North 89°14'09" West from the POINT OF BEGINNING;
thence South 89°14'06" East for a distance of 70.11 feet, more or less, to the POINT OF BEGINNING.

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

Situate in the City of Mount Vernon, County of Skagit, State of Washington.

Containing 4,622 sq ft



16-26-17

Exhibit "E"

**Woodside 1 and 2 LLC, a Washington Limited Liability Company Parcel
After Boundary Line Adjustment
(Skagit County Assessor's Parcel No. P-133287)**

Lot 94, "Plat of Woodside PUD Divisions 1 and 2", recorded July 27, 2016, under Skagit County Auditor's File No. 201607270025.

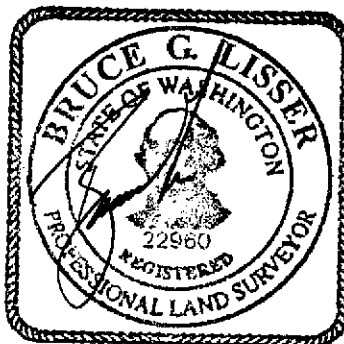
TOGETHER WITH that portion of Lot 93, "Plat of Woodside PUD Divisions 1 and 2", recorded July 27, 2016, under Skagit County Auditor's File No. 201607270025 being more particularly described as follows:

BEGINNING at the Northeast corner of Lot 93, said Plat of Woodside PUD Divisions 1 and 2, being a common corner with Lot 94 of said Plat of Woodside PUD Divisions 1 and 2;
thence North 87°05'52" West along the North line of said Lot 93 for a distance of 68.59 feet to the Northwest corner of said Lot 93;
thence South 32°13'17" West along the West line of said Lot 93 for a distance of 3.00 feet, more or less, to a point bearing North 89°14'09" West from the POINT OF BEGINNING;
thence South 89°14'06" East for a distance of 70.11 feet, more or less, to the POINT OF BEGINNING.

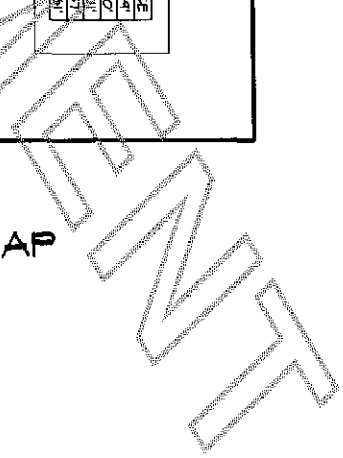
SUBJECT TO and TOGETHER WITH easements, reservations, restrictions, covenants, liens, leases, court causes and other instruments of record.

Situate in the City of Mount Vernon, County of Skagit, State of Washington.

Containing 4,426 sq ft



10-26-17



SEE RECORDED SURVEY FOR FULL SIZE MAP