

After recording return document to:

HKP Properties, LLC
204 West Montgomery Street
Mount Vernon, WA 98273



201801310135

Skagit County Auditor

\$75.00

1/31/2018 Page

1 of

2 3:44PM

Document Title: Quitclaim Deed

Grantor: State of Washington, Skagit Valley College, acting through the Department of Enterprise Services

Grantee: HKP Properties, LLC

Legal Description: Lot 5-7, less the West 6 feet, Block 12, Plat of Gate's First and Second addition to Mount Vernon, Skagit County, Washington

Assessor's Tax Parcel Number: 3704-012-007-0005; P52076

Project 1002783

(Mount Vernon) SJF/cns

Page 1 of 2

Land Title and Escrow

01-164971-
6E

QUITCLAIM DEED

The GRANTOR, State of Washington, State Board for Community and Technical Colleges, Skagit Valley College, acting through the Department of Enterprise Services, for Good and Valuable Consideration, in hand paid, conveys and quitclaims to the GRANTEE, HKP Properties, LLC, all interest in the following described real estate situated in the county of Skagit, State of Washington, hereinafter, the Property:

Lots 5, 6 and 7, Block 12 "MAP OF MOUNT VERNON, GATES 1ST AND 2ND ADDITIONS TO MOUNT VERNON," as per plat recorded in Volume 2 of Plats, page 98, records of Skagit County, Washington; being described within that instrument recorded under Skagit County Auditor's File No. 718632, as follows:

All that piece or parcel of land situate, lying and being in the City of Mount Vernon, County of Skagit, State of Washington, beginning at a concrete monument set at the point of intersection of the West line of 3rd Street with the South line of Montgomery Street, and running thence North 70°16'30" West 94.02 feet to a concrete monument set at the point of intersection of the Southerly line of Montgomery Street with the Easterly line of a 12 foot wide public alley; thence South 20°0' West 150.08 feet along the Easterly line of said public alley to a point; thence South 70°16'30" East 94.03 feet to a point, and thence North 20°0' East 150.07 feet along the West line of 3rd Street to the point of beginning, being all of Lots 5, 6 and 7, Block 12, "GATES SECOND ADDITION TO MOUNT VERNON" according to the recorded plat thereof.

EXCEPT the West 6 feet heretofore conveyed to the City of Mount Vernon by Deeds recorded May 8, 1924, under Skagit County Auditor's File Nos. 174087 and 174088.

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2018
JAN 31 2018

Amount Paid \$
Skagit Co. Treasurer
By *[Signature]* Deputy

Dated this 29 day of JANUARY, 2018.

State of Washington
State Board for Community and Technical Colleges
Skagit Valley College
Acting through the
Department of Enterprise Services

By: [Signature]
Seth Wallace, Assistant Director
Real Estate Services

Date: 1/29/18

APPROVED AS TO FORM:

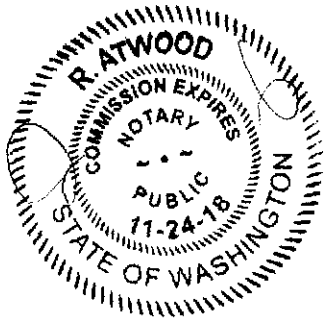
By: [Signature]
Assistant Attorney General

Date: 1/29/18

STATE OF WASHINGTON)
) ss.
County of Thurston)

I, the undersigned, a Notary Public, do hereby certify that on this 29th day of January, 2018, personally appeared before me SETH WALLACE, Assistant Director, Real Estate Services, Department of Enterprise Services, State of Washington, to me known to be the individual described in and who executed the within instrument, and acknowledged that he signed and sealed the same as the free and voluntary act and deed of the Department, for the purposes and uses therein mentioned, and on oath stated that he was duly authorized to execute said document.

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 Thurston Co
My commission expires 11-24-18