



201803070043

Skagit County Auditor

\$77.00

3/7/2018 Page

1 of

4

3:44PM

When Recorded Please Return To:
Kirby Johnson
16080 Snee Oosh Road
La Conner, WA 98257

Land Title and Escrow

01-166236-
OE

**QUIT CLAIM DEED
(EASEMENT)**

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

MAR 07 2018

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

Grantor: Erica A. Johnson, a single person
Grantee: Estate of Curtis E. Johnson

Assessor's Tax Parcel Number(s): P15378 (for the benefit of P15399)

THE GRANTOR, ERICA JOHNSON, a single person, for and in consideration of creating an easement and \$1.00 in hand paid, hereby convey and quit claim to **GRANTEE, ESTATE OF CURTIS E. JOHNSON**, whose address is Attn: DEANN JOHNSON, 15510 Snee Oosh Road, La Conner, WA 98257, an easement for ingress, egress, and utilities in the following real estate described in Exhibit "A" attached hereto, together with all after acquired title of the grantor therein.

Assessor's Parcel Number(s): P15378 (for the benefit of P15399)

Full Legal Description of easement attached hereto as Exhibit "A" and "B"

04/33/03

EXHIBIT "A"

Proposed 30 Foot Wide Ingress, Egress and Utility Easement
Ptn. Tax Parcel No. P15378 for the benefit of P15399

LEGAL DESCRIPTION

A 30 foot wide easement for ingress, egress and utilities, over under and across a portion of the Southwest Quarter (SW ¼) of the Northwest Quarter (NW ¼) of Section 4, Township 33 North, Range 3 East, W.M., described as follows:

The North 30 feet of the South 165 feet of the East 268 feet and the West 30 feet of the East 268 feet of the South 135 feet of the following described tract of land:

Beginning at the Southwest corner of the Northwest Quarter (NW ¼) of said Section 4; thence N 1°02'22" W, along the West line of said Section 4, a distance of 105 feet to the True Point of Beginning; thence continuing N 1°02'22" W, along the West line of said Section 4, a distance of 324.43 feet; thence N 89°35'52" E, parallel with the South line of said Northwest Quarter (NW ¼) of Section 4, a distance of 529 feet; thence S 0°39'41" E, a distance of 264.43 feet to a point 165 feet North of the South line of said Northwest Quarter (NW ¼); thence N 89°35'52" E, parallel to and 165 feet North of the South line of said Northwest Quarter (NW ¼) to the West line of the Southeast Quarter (SE ¼) of the Northwest Quarter (NW ¼) of said Section 4; thence S 0°39'41" E, along the West line of said Southeast Quarter (SE ¼) of the Northwest Quarter (NW ¼), a distance of 165 feet to the Southeast corner of the Southwest Quarter (SW ¼) of the Northwest Quarter (NW ¼) of said Section 4; thence S 89°35'52" W, a distance of 268 feet; thence N 0°39'41" E, parallel with and distant 268 feet West of the East line of the Southwest Quarter (SW ¼) of the Northwest Quarter (NW ¼), a distance of 105 feet; thence S 89°35'52" W, parallel with the South line of said Northwest Quarter (NW ¼), a distance of 1,034.15 feet to the Point of Beginning. EXCEPT for the following described parcel: Beginning at the Southwest corner of the Northwest Quarter (NW ¼) of said Section 4; thence N 1°02'22" W, along the West line of said Section 4, a distance of 429.43 feet; thence N 89°35'52" E, parallel with the South line of said Northwest Quarter (NW ¼) of said Section 4, a distance of 345 feet to the True Point of Beginning; thence S 0°39'41" E, a distance of 264.43 feet to a point 165 feet North of the South line of said Northwest Quarter (NW ¼); thence N 89°35'52" E, parallel with the South line of said Northwest Quarter (NW ¼), a distance of 184 feet; thence N 1°02'22" W, parallel with the West line of said Northwest Quarter (NW ¼) of said Section 4, a distance of 264.43 feet; thence S 89°35'52" W, a distance of 184 feet to the True Point of Beginning.

Situate in the County of Skagit, State of Washington.


DENNY D. LEGRO

Registered Professional Land Surveyor
License No. 37532
Date: March 5, 2018

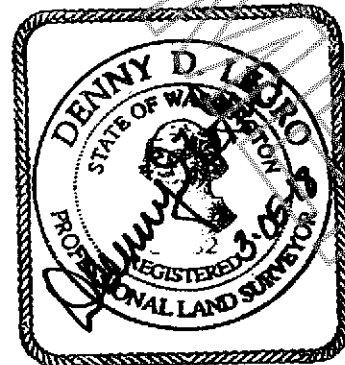


EXHIBIT "B"

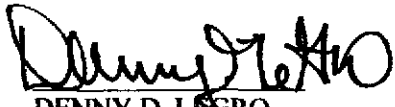
Proposed 30 Foot Wide Non-Exclusive Access and Utility Easement
Ptn. Tax Parcel No. P116417

LEGAL DESCRIPTION

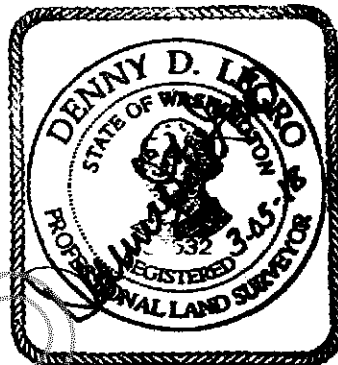
A 30 foot wide non-exclusive easement for access and utilities, over under and across a portion of the Southeast Quarter (SE $\frac{1}{4}$) of the Northwest Quarter (NW $\frac{1}{4}$) of Section 4, Township 33 North, Range 3 East, W.M., described as follows:

The North 30 feet of the West 125 feet of the South 10 rods (165 feet) of the Southeast Quarter (SE $\frac{1}{4}$) of the Northwest Quarter (NW $\frac{1}{4}$) of said Section 4.

Situate in the County of Skagit, State of Washington.



DENNY D. LEGRO
Registered Professional Land Surveyor
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Date: March 5, 2018




Erica A. Johnson

On this day personally appeared before me ERICA A. JOHNSON to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary acts and deeds, for the uses and purposes therein mentioned.

Brenda Moohan
NOTARY PUBLIC

