

When recorded return to:

Lisa Strandberg
4504 Sea Otter Lane
Anacortes, WA 98221



Skagit County Auditor \$76.00
4/16/2018 Page 1 of 3 4:13PM

Filed for Record at Request of
Land Title & Escrow of Skagit & Island County
Escrow Number: 02-166794-0E

Land Title

QUIT CLAIM DEED

THE GRANTOR JAMES K ROE, WHO ACQUIRED TITLE AS JIM ROE, AN UNMARRIED PERSON for and in consideration of NO CONSIDERATION **RELEASE OF CO-SIGNER ONLY** in hand, conveys and quit claims to LISA STRANDBERG, AN UNMARRIED PERSON the following described real estate, situated in the County of Skagit State of Washington, together with all after acquired title of the grantor(s) therein:

Abbreviated Legal:

Lot 25 And 26, "ANACO BEACH, SKAGIT COUNTY, WASHINGTON," 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.

For full legal description, see attached Exhibit A

Tax Parcel Number(s): 3858-000-026-0000, P110497

Dated: April 2, 2018

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2018/1528
APR 16 2018

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

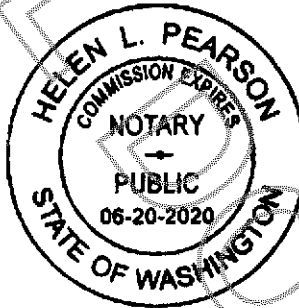
James K Roe
James K Roe

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that James K Roe is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledge it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: April 3, 2018

Helen L Pearson
Helen L Pearson
Notary Public in and for the State of Washington
Residing at: Stanwood
My appointment expires: 6-20-2020



Schedule "A-1"

02-166794-OE

DESCRIPTION:

That portion of Lots 25 and 26, "ANACO BEACH, SKAGIT COUNTY, WASHINGTON", as per plat recorded in Volume 5 of Plats, page 4, records of Skagit County, Washington, being a portion of Section 34, Township 35 North, Range 1 East, W.M., described as follows:

Beginning at the Northeast corner of Lot 24 of said "ANACO BEACH, SKAGIT COUNTY, WASHINGTON";
thence South 8°11'00" West along the East line of said Lot 24 a distance of 92.87 feet to the Southeast corner thereof;
thence South 30°07'07" West along the East line of said Lot 25 a distance of 9.36 feet to the true point of beginning;
thence South 30°07'07" West along the East line of said Lots 25 and 26, a distance of 115.69 feet;
thence South 89°56'00" West parallel with the North line of said Lot 24 a distance of 313.00 feet;
thence North 83°02'02" West a distance of 35.98 feet;
thence South 89°56'00" West a distance of 11.55 feet to the West line of said Lot 26;
thence North 5°10'00" East along the West line of said Lots 25 and 26 a distance of 96.00 feet, more or less, to a point which lies South 89°56'00" West from the true point of beginning;
thence North 89°36'00" East a distance of 409.67 feet to the point of beginning.

TOGETHER WITH that portion of Lot 26, "ANACO BEACH, SKAGIT COUNTY, WASHINGTON", as per plat recorded in Volume 5 of Plats, page 4, records of Skagit County, Washington, being a portion of Section 34, Township 35 North, Range 1 East, W.M., described as follows:

Beginning at the Northeast corner of Lot 24, "ANACO BEACH, SKAGIT COUNTY, WASHINGTON";
thence South 8°11'00" West a distance of 92.87 feet to the Southeast corner of said Lot 24;
thence South 30°07'07" West along the East line of said Lots 25 and 26, "ANACO BEACH, SKAGIT COUNTY, WASHINGTON", a distance of 125.05 feet;
thence South 89°56'00" West parallel with the North line of said Lot 24, a distance of 313.00 feet to the true point of beginning;
thence continue South 89°56'00" West a distance of 47.66 feet to the West line of said Lot 26;
thence North 5°10'00" East along the West line of said Lot 26 a distance of 4.42 feet;
thence North 89°56'00" East a distance of 11.55 feet;
thence South 83°02'02" East a distance of 35.98 feet to the true point of beginning.
(Also known as Revised Parcel B of Survey recorded August 6, 1997, under Auditor's File No. 9708060048.)

Situate in the County of Skagit, State of Washington.