

When recorded return to:

Cassandra D. Lubanski
19933 Butler Mill Way
Sedro Woolley, WA 98284



201806220082

06/22/2018 02:19 PM Pages: 1 of 1 Fees: \$99.00
Skagit County Auditor

Filed for Record at Request of
Guardian Northwest Title
Escrow Number: 116056

GUARDIAN NORTHWEST TITLE CO.

116056

QUIT CLAIM DEED

Abbreviated Legal:

Section 5, Township 35 North, Range 4 East, N1/2 SE1/4
THE GRANTOR CASSANDRA D. LUBANSKI, AS HER SEPARATE ESTATE for and in consideration of
Establish Community Property conveys and quit claims to Nicholas L. Lubanski and Cassandra D. Lubanski,
husband and wife the following described real estate, situated in the County of Skagit State of Washington, together
with all after acquired title of the Grantor therein:

The East 300 feet of that portion of the North 1/2 of the Southeast 1/4 of Section 5, Township 35 North,
Range 4 East, W.M., lying South of the old railroad grade.

TOGETHER WITH an undivided 1/17 interest in that portion of the old railroad grade lying within said
North 1/2 of the Southeast 1/4.

ALSO, an undivided 1/10 interest in the West 735 feet of the East 1,215 feet of that portion of said North
1/2 of the Southeast 1/4, lying North of the old railroad grade and South of the Samish River.

ALSO TOGETHER WITH a non-exclusive easement for road purposes over and across the 60 foot road
right of way, as used and fenced, and located on the ground on April 29, 1966, connecting with the West
line of the County road running Northerly and Southerly through the Northwest 1/4 of the Southwest 1/4
of Section 4, Township 35 North, Range 4 East, W.M., and the West line of said subdivision where the
same is intersected by the existing road running along the old grade, as said easement was established and
created by instrument dated April 29, 1966, and recorded December 30, 1966, under Auditor's File No.
692836.

Situate in the County of Skagit, State of Washington.

Tax Parcel Number(s): P35796, 330310-0-005-0001, P35831, 350405-4-004-0421

Dated: 6.18.2018

Cassandra D. Lubanski

State of Washington }
County of Skagit } SS:

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2018 2720
JUN 22 2018

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

I certify that I know or have satisfactory evidence that Cassandra D. Lubanski the person who appeared
before me, and said person acknowledge that she signed this instrument and acknowledge it to be her free and
voluntary act for the uses and purposes mentioned in this instrument.

Dated: 6/18/2018



Eleanor Romens
Katie Hickok *Eleanor Romens*
Notary Public in and for the State of Washington
Residing at: Ant. Vernon
My appointment expires: 1/07/2019 6/23/2021