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03/15/2019 01:51 PM Pages: 1 of 7 Fees: \$105.00
Skagit County Auditor

**Filed for Record at request of
and return to:**

Stiles Law Inc., P.S.
P.O. Box 228 / 925 Metcalf Street
Sedro-Woolley, WA 98284

Grantor(s): Adolf W. Bucko and Maria T. Bucko, husband and wife
Grantee(s): Adolf W. Bucko and Maria T. Bucko, Trustees of The Adolf and Maria Bucko Family Trust

QUIT CLAIM DEED

THE GRANTORS, Adolf W. Bucko and Maria T. Bucko, husband and wife,
conveys and quit claims unto Adolf W. Bucko and Maria T. Bucko, Trustees of THE
ADOLF AND MARIA BUCKO FAMILY TRUST, in the following described real estate,
situated in the County of Skagit, State of Washington, together with all after acquired
title of the Grantor therein:

PROPERTY #1

ADDRESS: 820 McLean Drive, Sedro-Woolley, WA 98284

The West 1/2 of Lot 3 and all of Lot 4, "SEDRO-WOOLLEY HEIGHTS", as
per Plat recorded in Volume 6 of Plats, page 35, records of Skagit County,
Washington, less the following described portion of said Lot 4:

Commencing at the Southwest corner of said Lot 4; thence North along
the West edge thereof to the Northwest corner; thence East 9 feet; thence
Southwesterly to the point of beginning.

PARCEL #: P77211 / 4172-000-004-0000

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
MAR 15 2019

PROPERTY #2

ADDRESS: 816 Bella Vista Lane, Burlington, WA 98233

Amount Paid \$
By Skagit Co. Treasurer
Deputy

Lot 40, "PLAT OF TINAS COMA", as per plat recorded on August 11,
2000, under Auditor's File No. 200008110004, records of Skagit County,
Washington.

SUBJECT TO an easement 10 feet in width for Ingress and Egress over
and across that portion of Lot 40, Plat of Tinas Coma as per plat recorded

August 11, 2000 under Auditor's File No. 200008110004, records of Skagit County, Washington, described as follows:

Commencing at the Southeast corner of said Lot 40, and which point is also the Southwest corner of Lot 38 of said plat of Tinas Coma; thence N89°12'36"W along the south line of said Lot 40, a distance of 129.08 feet to a southwest corner of said Lot 40; thence N0°47'24"E along a westerly line of said Lot 40, a distance of 90.00 feet to a corner of said Lot 40 and the TRUE POINT OF BEGINNING of this easement description; thence N56°59'29"W, a distance of 35.55 feet; thence N13°47'47"W, a distance of 50.95 feet, more or less, to a point on the southerly right-of-way line of a cul-de-sac to Bella Vista Lane as platted, and which point bears S7°49'38"E, a distance of 55.00 feet from said cul-de-sac radius point; thence westerly along the southerly line of said cul-de-sac on a curve to the right having a central angle of 10°38'17" and a radius of 55.00 feet, an arc distance of 10.21 feet; thence S13°47'47"E, a distance of 56.91 feet; thence S56°59'29"E, a distance of 23.64 feet, more or less, to a point on a southerly line of said Lot 40 which bears N89°12'36"W, a distance of 18.76 feet from the True Point of Beginning; thence S89°12'36"E along a southerly line of said Lot 40, a distance of 18.76 feet to the True Point Of Beginning of this easement description.

All situate in the County of Skagit, State of Washington.

PARCEL #: P117075 / 4755-000-040-0000

PROPERTY #3

ADDRESS: 20307 State Route 20, Burlington, WA 98233

That portion of the West Half of Tract 13 of the "PLAT OF BURLINGTON ACREAGE PROPERTY", as per plat recorded in Volume 1 of Plats, page 49, records of Skagit County, described as follows:

Beginning at the Northeast Corner of said West Half of Tract 13; thence South 89°46' West along the North line of Tract 13 a distance of 180.50 feet; thence South 0°23'45" East 120.0 feet; thence South 63°11'30" West 140.0 feet; thence South 0°23'45" East 305.97 feet to the Northerly line of State Highway SSH 1-F; thence South 63°11'30" West along said Highway 165.0 feet to the True Point of Beginning for this description; thence North 26°48'30" West 79.0 feet; thence South 63°11'30" West 65.0 feet; thence South 12°36'12" East 81.48 feet to the North line of

State Highway; thence North 63°11'30" East along said Highway 85.0 feet to the True Point of Beginning;

TOGETHER WITH permanent and non-exclusive easement for driveway purposes over the following adjoining tracts of land:

BEGINNING AT the Northeast Corner of said West Half of Tract 13; thence South 89°46' West along the North line of Tract 13, a distance of 180.50 feet; thence South 0°23'45" East 120.0 feet; thence South 63°11'30" West 140.0 feet; thence South 0°23'45" East 305.97 feet to the Northerly line of State Highway SSH 1-F; thence South 63°11'30" West along said Highway 250.0 feet to the True Point of Beginning for this description; thence North 12°36'12" West 81.48 feet; thence South 33°52'15" West 83.72 feet; thence South 26°48'30" East 38.0 feet to the North line of the State Highway; thence North 63°11'30" East 53.0 feet to the True Point of Beginning;

BEGINNING AT the Northeast Corner of said West Half of Tract 13; thence South 89°46' West along the North line of Tract 13, a distance of 180.50 feet; thence South 0°23'45" East 120.0 feet; thence South 63°11'30" West 140.0 feet; thence South 0°23'45" East 305.97 feet to the Northerly line of State Highway SSH 1-F; thence South 63°11'30" West along said Highway 110.0 feet to the True Point of Beginning for this description; thence North 67°56' West 83.63 feet; thence South 26°48'30" East 63.0 feet to the North line of the State Highway; thence North 63°11'30" East 55.0 feet to the True Point of Beginning.

PARCEL #: P62364 / 3867-000-013-2106

PROPERTY #4

ADDRESS: Vacant Lot, Burlington, WA 98233

That portion of the West Half of Tract 13 of the "PLAT OF THE BURLINGTON ACREAGE PROPERTY", as per plat recorded in Volume 1 of Plats, page 49, records of Skagit County, described as follows:

BEGINNING AT the Northeast Corner of said West Half of Tract 13; thence South 89°46' West along the North line of Tract 13 a distance of 180.50 feet; thence South 0°23'45" East 120.0 feet; thence South 63°11'30" West 140.0 feet; thence South 0°23'45" East 305.97 feet to the Northerly line of the State Highway; thence South 63°11'30" West along said Highway 165.0 feet; thence North 26°48'30" West 79.0 feet to the True Point of Beginning for this description; thence continue North 26°48'30" West 5.0 feet; thence South 63°11'30" West 65.0 feet; thence

South 26°48'30" East 5.0 feet; thence North 63°11'30" East 65.0 feet to the True Point of Beginning;

All situate in the County of Skagit, State of Washington.

PARCEL #: P62360 / 3867-000-013-1504

PROPERTY #5

ADDRESS: Vacant Lot, Sedro-Woolley, WA 98284

The North Half of the Southeast Quarter of the Southeast Quarter of the Northeast Quarter of Section 23, Township 35 North, Range 4 East, W.M., EXCEPT THE West 20 feet thereof, and ALSO EXCEPTING THE East 127 feet 5 inches thereof.

PARCEL #: P37256 / 350423-1-012-0002

PROPERTY #6

ADDRESS: Vacant Lot, Sedro-Woolley, WA 98284

The Northwest Quarter of the Southeast Quarter of the Northeast Quarter, EXCEPT THE East 20 feet thereof in Section 23, Township 35 North, Range 4 East of the Willamette Meridian.

ALSO EXCEPT THAT portion conveyed to Sedro Woolley School District #101 by Deed recorded under Auditor's File No. 8403120001 described as follows:

Beginning at the Northwest corner of the Southwest Quarter of the Southeast Quarter of the Northeast Quarter of Section 23, Township 35 North, Range 4 East, W.M., which is the True Point of Beginning, thence Easterly 184 feet along the North line of said Southwest Quarter, thence North to the Centerline of an existent County Drainage Ditch, thence Westerly along Centerline of said County Drainage Ditch to a point on the West line of said Southeast Quarter North of the Point of Beginning, thence South to the Actual Point of Beginning.

All situate in the County of Skagit, State of Washington.

PARCEL #: P37253 / 350423-1-010-0004

PROPERTY #7

ADDRESS: 503 F&S Grade Road, Sedro-Woolley, WA 98284

Tract 2, Short Plat No. SW 05-80 approved July 22, 1980 and recorded July 23, 1980 in Book 4 of Short Plats, at page 150, under Auditor's File No. 8007230039.

(Being a portion of the Northeast Quarter of the Southeast Quarter of the Northeast Quarter of Section 23, Township 35 North, Range 4 East, W.M.)

TOGETHER WITH an easement 60 feet in width for ingress, egress and utilities over, under and across Tract 1 and Tract 2 of said Short Plat as delineated on the face of said Short Plat.

PARCEL #: P37251 / 350423-1-008-0206

PROPERTY #8

ADDRESS: 505 F&S Grade Road, Sedro-Woolley, WA 98284

Tract 1, Short Plat No. SW 05-80 approved July 22, 1980 and recorded July 23, 1980 in Book 4 of Short Plats, at page 150, under Auditor's File No. 8007230029.

(Being a portion of the Northeast Quarter of the Southeast Quarter of the Northeast Quarter of Section 23, Township 35 North, Range 4 East, W.M.)

EXCEPT THAT portion thereof, described as follows:

Beginning at a point on the North line of the North Half of the Southeast Quarter of the Northeast Quarter of Section 23, Township 35 North, Range 4 East, W.M., at a point which intersects the Southwesterly Right of Way Boundary of F & S Grade County Road as more fully provided for under Sedro Woolley Short Plat No. SW-05-80, under Auditor's File No. 8007230029; thence Southeasterly along said Boundary of said F & S Grade Road 77.92 feet to the True Point of Beginning; thence continue Southeasterly along said Road Boundary a distance of 76.35 feet to the East Boundary of said North Half of Southeast Quarter of Northeast Quarter; thence South 2°31'31" East along said East Boundary of said subdivision a distance of 138.86 feet; thence South 71°25'30" West a distance of 166.49 feet; thence on a straight line in a Northeasterly direction to the True Point of Beginning.

PARCEL #: P37250 / 350423-1-008-0107

PROPERTY #9

ADDRESS: Vacant Lot, Sedro-Woolley, WA 98284

That portion of the Southeast ¼ of the Southeast ¼ of the Northeast ¼ of Section 23, Township 35 North, Range 4 East, W.M., described as follows:

Beginning at the Northeast corner of said subdivision; thence North 89 degrees 49' 55" West along the North line of said subdivision, a distance of 127.54 feet to the Northeast corner of that parcel described in Statutory Warranty Deed to Adolf W. Bucko and Maria T. Bucko, under Auditor's File No. 863875; thence South 00 degrees 31' 28" East along the East line of said Bucko parcel, a distance of 317.82 feet to the Northeast corner of that parcel described in Warranty Deed to Fred R. King and Lizzie M. King under Auditor's File No. 366139; thence North 89 degrees 48' 49" East along the prolongation of the North line of said King parcel, a distance of 127.57 feet to the East line of said subdivision; thence North 00 degrees 31' 54" West along the East line of said subdivision a distance of 317.03 feet to the point of beginning.

PARCEL #: P37151 / 350423-0-011-0005

PROPERTY #10

ADDRESS: 11343 Galbreath Road, Sedro-Woolley, WA 98284

Lot 7, "SPARR'S REPLAT IN TRACTS 13 & 15, BURLINGTON ACREAGE PROPERTY," as per plat recorded in Volume 8 of Plats, page 15, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

PARCEL #: P69723 / 4019-000-007-0004

