



201907010028

07/01/2019 10:26 AM Pages: 1 of 10 Fees: \$110.50
Skagit County Auditor

When recorded return to:

Craig Sjostrom
1204 Cleveland Ave.
Mount Vernon, Washington 98273

Quitclaim Deed
(Boundary Line Adjustment)

Grantor: Gerald W. Forbes

Grantees: (1) Shane V. Davis & Erika J. Davis, h/w
(2) Tracy L. Waite

Legal Description: ptn S 1/2 NE 1/4 SE 1/4 SW 1/4 11-³⁵34N-4EWM

Assessor's Property Tax Parcel or Account Nos. P36201; P36217

Reference Nos of Documents Assigned or Released: N/A

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2019 2682

JUL 01 2019

Amount Paid \$ 8
Skagit Co. Treasurer
By *mlm* Deputy

THIS INDENTURE, is made this 18th day of FEBRUARY, 2019, between Gerald W. Forbes, an unmarried person, Grantor, and Shane V. Davis & Erika J. Davis, h/w, as to an undivided 1/2 interest, and Tracy L. Waite, an unmarried person, as to an undivided 1/2 interest, Grantees.

Recitals

- a. Grantees are the owners of the property bearing Skagit County Assessor's parcel no. P36217, described in the attached Exhibit A.
- b. Grantor is the owner of the property bearing Skagit County Assessor's parcel no. P36201, described in the attached Exhibit B.
- c. The parties wish to adjust the boundaries between the said parcels, with a portion of P36201 (described in the attached Exhibit C), being incorporated into P36217.

- d. The adjusted description of P36217 is attached hereto as Exhibit D.
- e. The adjusted description of P36201 is attached hereto as Exhibit E.
- d. A diagram showing the adjustment is attached hereto as Exhibit F.

Conveyance

THEREFORE, for and in consideration of the said boundary line adjustment, and for no monetary consideration, grantor does hereby QUIT CLAIM to the grantees all of its interest in the real property lying and being in the county of Skagit and State of Washington, and described in the attached Exhibit C.

This conveyance is not for the purpose of creating an additional building lot.




 GERALD W. FORBES

STATE OF WASHINGTON)
 :SS
 COUNTY OF SKAGIT)

On this day personally appeared before me Gerald W. Forbes, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 18TH day of SEPTEMBER, 2019.

BRUCE G. LISSER
STATE OF WASHINGTON
NOTARY -- PUBLIC
My Commission Expires 07-14-2020



 NOTARY PUBLIC in and for the State of Washington, residing at
Maple Valley, WA
 My commission expires: 7-14-20
 Name: Bruce G. Lisser

Exhibit "A"

**Shane V. Davis and Erika J. Davis, husband and wife, and
Trace L. Waite, Parcel
Prior to Boundary Line Adjustment
(Skagit County Assessor's Parcel Number P-36217)**

The West 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 11, Township 35 North, Range 4 East, W.M.

EXCEPT that portion of said West 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 11, Township 35 North, Range 4 East, described as follows:

BEGINNING at the Northwest corner of said West 1/2 of the Southwest 1/4 of the Southeast 1/4;
thence South 0°13'51" East along the West line of said subdivision for a distance of 95.89 feet to the TRUE POINT OF BEGINNING;
thence continue South 0°13'51" East along said Westerly line for a distance of 232.01 feet, more or less, to the Southeast corner of the North 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4 of said Section 11, Township 35 North, Range 4 East, W.M.;
thence South 85°37'17" East along the Easterly extension of the South line of said North 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4 for a distance of 15.05 feet, more or less, to a point on the East line of the West 15.00 feet (as measured perpendicular to the West line) of said West 1/2 of the Southwest 1/4 of the Southeast 1/4;
thence North 0°13'51" West along said East line for a distance of 233.22 feet, more or less, to a point bearing North 89°46'09" East from the TRUE POINT OF BEGINNING;
thence South 89°46'09" West for a distance of 15.00 feet, more or less, to the TRUE POINT OF BEGINNING.

AND EXCEPT that portion of the West 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 11, Township 35 North, Range 4 East, W.M. described as follows:

BEGINNING at the Southeast corner of the South 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4 of said Section 11;
thence North 0°13'51" West along the East line of said subdivision for a distance of 112.00 feet to the TRUE POINT OF BEGINNING;
thence continue North 0°13'51" West along said East line for a distance of 215.90 feet, more or less, to the Northeast corner of said South 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4;
thence South 85°37'17" East along the Easterly projection of the North line of said South 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4 for a distance of 15.05 feet, more or less, to a point on the East line of the West 15.00 feet (as measured perpendicular to the West line) of said West 1/2 of the Southwest 1/4 of the Southeast 1/4;
thence South 0°13'51" East for a distance of 214.69 feet, more or less, to a point bearing North 89°46'09" East from the TRUE POINT OF BEGINNING;
thence South 89°46'09" West for a distance of 15.00 feet, more or less, to the TRUE POINT OF BEGINNING.

TOGETHER WITH that portion of the North 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4 of Section 11, Township 35 North, Range 4 East, W.M. described as follows:

BEGINNING at the Northeast corner of said North 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4;
thence South 0°13'57" East along the East line of said subdivision for a distance of 95.89 feet;
thence South 89°46'09" West for a distance of 35.84 feet;
thence North 0°13'51" West for a distance of 98.80 feet, more or less, to the North line of said North 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4 at a point bearing North 85°35'07" West from the POINT OF BEGINNING;

thence South 85°35'07" East along said North line for a distance of 35.96 feet,
more or less, to the POINT OF BEGINNING.

AND ALSO EXCEPT County road.

SUBJECT TO and TOGETHER WITH easements, reservations, restrictions, covenants, liens,
leases, court causes and other instruments of record.

Situate in the County of Skagit, State of Washington.



26-19

Exhibit "B"

**Gerald W. Forbes, Parcel
Prior to Boundary Line Adjustment
(Skagit County Assessor's Parcel Number P-36201)**

The South 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4 of Section 11,
Township 35 North, Range 4 East, W.M.

EXCEPT the West 30 feet thereof.

TOGETHER WITH that portion of the West 1/2 of the Southwest 1/4 of the Southeast 1/4 of
Section 11, Township 35 North, Range 4 East, W.M. described as follows:

BEGINNING at the Southeast corner of the South 1/2 of the Northeast 1/4 of the
Southeast 1/4 of the Southwest 1/4 of said Section 11;
thence North 0°13'51" West along the East line of said subdivision for a distance
of 112.00 feet to the TRUE POINT OF BEGINNING;
thence continue North 0°13'51" West along said East line for a distance of 215.90
feet, more or less, to the Northeast corner of said South 1/2 of the Northeast 1/4
of the Southeast 1/4 of the Southwest 1/4;
thence South 85°37'17" East along the Easterly projection of the North line of
said South 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4 for
a distance of 15.05 feet, more or less, to a point on the East line of the West
15.00 feet (as measured perpendicular to the West line) of said West 1/2 of the
Southwest 1/4 of the Southeast 1/4;
thence South 0°13'51" East for a distance of 214.69 feet, more or less, to a point
bearing North 89°46'09" East from the TRUE POINT OF BEGINNING;
thence South 89°46'09" West for a distance of 15.00 feet, more or less, to the
TRUE POINT OF BEGINNING.

SUBJECT TO and TOGETHER WITH easements, reservations, restrictions, covenants, liens,
leases, court causes and other instruments of record.

Situated in the County of Skagit, State of Washington.



26-10

Exhibit "C"

**Portion of Gerald W. Forbes, Parcel
(Skagit County Assessor's Parcel Number P-36201)
To be Boundary Line Adjusted into
Shane V. Davis and Erika J. Davis, husband and wife, and
Trace L. Waite, Parcel
(Skagit County Assessor's Parcel Number P-36217)**

That portion of the South 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4 of Section 11, Township 35 North, Range 4 East, W.M. described as follows:

BEGINNING at the Southeast corner of the South 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4 of said Section 11;
thence North 0°13'51" West along the East line of said subdivision for a distance of 112.00 feet;
thence South 89°46'09" West for a distance of 29.13 feet;
thence South 0°13'51" East for a distance of 109.67 feet, more or less, to the South line of said South 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4 at a point bearing North 85°39'26" West from the POINT OF BEGINNING;
thence South 85°39'26" East along said South line for a distance of 29.23 feet, more or less, to the POINT OF BEGINNING.

SUBJECT TO and TOGETHER WITH easements, reservations, restrictions, covenants, liens, leases, court causes and other instruments of record.

Situate in the County of Skagit, State of Washington.

Containing 3,229 sq ft

This Boundary Line Adjustment is not for the purpose of creating additional building lots.

The above described parcel will be combined or aggregated with contiguous property to the east (P-36217) owned by the grantee.

APPROVED

Reviewed and approved in accordance with Skagit County Code, Chapter 14.18.700

Skagit County

By: _____
Title: _____

Handwritten signature: Shane Roder
Handwritten signature: Sr. Planner

Date: 2/20/2019



Handwritten date: 2-6-19

Exhibit "D"

**Shane V. Davis and Erika J. Davis, husband and wife, and
Tracy L. Waite, Parcel
After Boundary Line Adjustment
(Skagit County Assessor's Parcel Number P-36217)**

The West 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 11, Township 35 North, Range 4 East, W.M.

EXCEPT that portion of said West 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 11, Township 35 North, Range 4 East, described as follows:

BEGINNING at the Northwest corner of said West 1/2 of the Southwest 1/4 of the Southeast 1/4;
thence South $0^{\circ}13'51''$ East along the West line of said subdivision for a distance of 95.89 feet to the TRUE POINT OF BEGINNING;
thence continue South $0^{\circ}13'51''$ East along said Westerly line for a distance of 232.01 feet, more or less, to the Southeast corner of the North 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4 of said Section 11, Township 34 North, Range 4 East, W.M.;
thence South $85^{\circ}37'17''$ East along the Easterly extension of the South line of said North 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4 for a distance of 15.05 feet, more or less, to a point on the East line of the West 15.00 feet (as measured perpendicular to the West line) of said West 1/2 of the Southwest 1/4 of the Southeast 1/4;
thence North $0^{\circ}13'51''$ West along said East line for a distance of 233.22 feet, more or less, to a point bearing North $89^{\circ}46'09''$ East from the TRUE POINT OF BEGINNING;
thence South $89^{\circ}46'09''$ West for a distance of 15.00 feet, more or less, to the TRUE POINT OF BEGINNING.

AND EXCEPT that portion of the West 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 11, Township 35 North, Range 4 East, W.M. described as follows:

BEGINNING at the Southeast corner of the South 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4 of said Section 11;
thence North $0^{\circ}13'51''$ West along the East line of said subdivision for a distance of 112.00 feet to the TRUE POINT OF BEGINNING;
thence continue North $0^{\circ}13'51''$ West along said East line for a distance of 215.90 feet, more or less, to the Northeast corner of said South 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4;
thence South $85^{\circ}37'17''$ East along the Easterly projection of the North line of said South 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4 for a distance of 15.05 feet, more or less, to a point on the East line of the West 15.00 feet (as measured perpendicular to the West line) of said West 1/2 of the Southwest 1/4 of the Southeast 1/4;
thence South $0^{\circ}13'51''$ East for a distance of 214.69 feet, more or less, to a point bearing North $89^{\circ}46'09''$ East from the TRUE POINT OF BEGINNING;
thence South $89^{\circ}46'09''$ West for a distance of 15.00 feet, more or less, to the TRUE POINT OF BEGINNING.

TOGETHER WITH that portion of the North 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4 of Section 11, Township 35 North, Range 4 East, W.M. described as follows:

BEGINNING at the Northeast corner of said North 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4;
thence South $0^{\circ}13'57''$ East along the East line of said subdivision for a distance of 95.89 feet;
thence South $89^{\circ}46'09''$ West for a distance of 35.84 feet;
thence North $0^{\circ}13'51''$ West for a distance of 98.80 feet, more or less, to the North line of said North 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4 at a point bearing North $85^{\circ}35'07''$ West from the POINT OF BEGINNING;

thence South $85^{\circ}35'07''$ East along said North line for a distance of 35.96 feet, more or less, to the POINT OF BEGINNING.

AND TOGETHER WITH that portion of the South 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4 of Section 11, Township 35 North, Range 4 East, W.M. described as follows:

BEGINNING at the Southeast corner of the South 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4 of said Section 11;
thence North $0^{\circ}13'51''$ West along the East line of said subdivision for a distance of 112.00 feet;
thence South $89^{\circ}46'09''$ West for a distance of 29.13 feet;
thence South $0^{\circ}13'51''$ East for a distance of 109.67 feet, more or less, to the South line of said South 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4 at a point bearing North $85^{\circ}39'26''$ West from the POINT OF BEGINNING;
thence South $85^{\circ}39'26''$ East along said South line for a distance of 29.23 feet, more or less, to the POINT OF BEGINNING.

AND ALSO EXCEPT County road.

SUBJECT TO and TOGETHER WITH easements, reservations, restrictions, covenants, liens, leases, court causes and other instruments of record.

Situate in the County of Skagit, State of Washington.



2-1-19

Exhibit "E"

**Gerald W. Forbes, Parcel
After Boundary Line Adjustment
(Skagit County Assessor's Parcel Number P-36201)**

The South 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4 of Section 11,
Township 35 North, Range 4 East, W.M.

EXCEPT the West 30 feet thereof.

TOGETHER WITH that portion of the West 1/2 of the Southwest 1/4 of the Southeast 1/4 of
Section 11, Township 35 North, Range 4 East, W.M. described as follows:

BEGINNING at the Southeast corner of the South 1/2 of the Northeast 1/4 of the
Southeast 1/4 of the Southwest 1/4 of said Section 11;
thence North 0°13'51" West along the East line of said subdivision for a distance
of 112.00 feet to the TRUE POINT OF BEGINNING;
thence continue North 0°13'51" West along said East line for a distance of 215.90
feet, more or less, to the Northeast corner of said South 1/2 of the Northeast 1/4
of the Southeast 1/4 of the Southwest 1/4;
thence South 85°37'17" East along the Easterly projection of the North line of
said South 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest 1/4 for
a distance of 15.05 feet, more or less, to a point on the East line of the West
15.00 feet (as measured perpendicular to the West line) of said West 1/2 of the
Southwest 1/4 of the Southeast 1/4;
thence South 0°13'51" East for a distance of 214.69 feet, more or less, to a point
bearing North 89°46'09" East from the TRUE POINT OF BEGINNING;
thence South 89°46'09" West for a distance of 15.00 feet, more or less, to the
TRUE POINT OF BEGINNING.

EXCEPT that portion of the South 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Southwest
1/4 of Section 11, Township 35 North, Range 4 East, W.M. described as follows:

BEGINNING at the Southeast corner of the South 1/2 of the Northeast 1/4 of the
Southeast 1/4 of the Southwest 1/4 of said Section 11;
thence North 0°13'51" West along the East line of said subdivision for a distance
of 112.00 feet;
thence South 89°46'09" West for a distance of 29.13 feet;
thence South 0°13'51" East for a distance of 109.67 feet, more or less, to the
South line of said South 1/2 of the Northeast 1/4 of the Southeast 1/4 of the
Southwest 1/4 at a point bearing North 85°39'26" West from the POINT OF
BEGINNING;
thence South 85°39'26" East along said South line for a distance of 29.23 feet,
more or less, to the POINT OF BEGINNING.

SUBJECT TO and TOGETHER WITH easements, reservations, restrictions, covenants, liens,
leases, court causes and other instruments of record.

Situated in the County of Skagit, State of Washington.



2-6-19

EXHIBIT "F"

