


AFTER RECORDING MAIL TO:
PADILLA RIDGE INVESTMENT GROUP, LLC
8227 44TH AVE W STE B
MUKILTEO, WA 98275


201909160146
09/16/2019 12:35 PM Pages: 1 of 2 Fees: \$104.50
Skagit County Auditor

Filed for Record at Request of

Escrow Number:

QUIT CLAIM DEED

Grantor: **GEORGE LEO WOLDEN, ALSO KNOWN AS LEO WOLDEN, INDIVIDUALLY, AND AS TRUSTEE OF THE WOLDEN CHARITABLE TRUST**

Grantee: **PADILLA RIDGE INVESTMENT GROUP, LLC**

Abbreviated Legal(s):

(4.7800 AC) BURLINGTON AC PORTION OF TRACTS 19 AND 20 DESCRIBED AS FOLLOWS BEGINNING AT THE NORTHEAST CORNER OF THE PLAT OF WALLACE ADDITION TO BURLINGTON; (4.8300 AC) BURLINGTON AC TR 20 N OF LINE OF HILL LESS W 100' & 15' RD & EASE. LESS PTN TO TAX 2.

Assessor's Tax Parcel Number(s): **P62328, 3867-000-010-0400; P62387, 3867-000-020-0002.**

This Indenture, Made this 16th day of September, 2019, by and between **GEORGE LEO WOLDEN, ALSO KNOWN AS LEO WOLDEN, INDIVIDUALLY, AND AS TRUSTEE OF THE WOLDEN CHARITABLE TRUST**, of 9743 SIMPSON RD SEDRO WOOLLEY, WA 98284, (the "Grantor"), and **PADILLA RIDGE INVESTMENT GROUP, LLC, 8227 44TH AVE W STE B MUKILTEO, WA 98275**, (the "Grantee"), in the State of Washington.


Witnesseth: That said **Grantor**, for and consideration of the sum of \$10.00 Dollars, and other valuable considerations, lawful money of the United States of America, to the **Grantee**, the receipt whereof is hereby acknowledged, has remised, released and quitclaimed to the **Grantee**, the **Grantee's** heirs and assigns rights, title, interest and claim of the **Grantor** in and to the following described land in Skagit County, Washington, to wit:

LEGAL DESCRIPTION(S):

BURLINGTON AC PORTION OF TRACTS 19 AND 20 DESCRIBED AS FOLLOWS BEGINNING AT THE NORTHEAST CORNER OF THE PLAT OF WALLACE ADDITION TO BURLINGTON BEING THE TRUE POINT OF BEGINNING THENCE NORTH 1-35-07 EAST ALONG THE NORTHERLY PROJECTION OF THE EAST LINE OF SAID PLAT 189.63 FEET TO A POINT ON A CURVE TO THE RIGHT WHOSE CENTRAL ANGLE BEARS NORTH 27-27-59 EAST FOR A RADIAL DISTANCE OF 180.00 FEET; THENCE ALONG SAID CURVE FOR AN ARC DISTANCE OF 172.67 FEET; THENCE NORTH 7-34-12 WEST FOR A DISTANCE OF 196.82 FEET TO THE BEGINNING OF A CURVE TO THE LEFT WHOSE CENTRAL ANGLE BEARS SOUTH 82-25-48 WEST FOR A RADIAL DISTANCE OF 615.41 FEET; THENCE ALONG SAID CURVE FOR AN ARC DISTANCE OF 189.20 FEET; THENCE NORTH 25-11-05 WEST FOR A DISTANCE OF 77.46 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT WHOSE CENTRAL ANGLE BEARS NORTH 64-48-55 EAST FOR A RADIAL DISTANCE OF 348.20 FEET THENCE ALONG SAID CURVE FOR AN ARC DISTANCE OF 58.35 FEET; THENCE NORTH 89-15-53 WEST ON A LINE PARALLEL WITH THE NORTH LINE OF SAID TRACT 19 FOR A DISTANCE OF 88.95 FEET TO A POINT ON THE EAST LINE OF THE PARCEL CONVEYED IN AUDITOR'S FILE NO. 579792 OF SAID COUNTY; THENCE SOUTH 2-13-04 WEST ALONG SAID EAST LINE FOR A DISTANCE OF 244.76 FEET TO THE SOUTHEASTERLY CORNER OF SAID PARCEL; THENCE SOUTH 46-33-39 WEST ALONG THE SOUTH LINE OF SAID PARCEL FOR A DISTANCE OF 214.61 FEET TO A POINT ON THE WEST LINE OF SAID TRACT 19; THENCE SOUTH 2-13-04 WEST ALONG SAID EAST LINE FOR A DISTANCE OF 150.00 FEET TO THE WEST CORNER COMMON TO SAID TRACTS 19 AND 20; THENCE SOUTH 54-56-40 EAST ALONG THE NORTH LINE OF THE PARCELS CONVEYED TO TOM COLOUZIS UNDER AUDITOR'S FILE NOS. 378119 AND 514251 FOR A DISTANCE OF 189.92 FEET TO THE NORTHWEST CORNER OF SAID PLAT OF WALLACE ADDITION; THENCE SOUTH 57-20-20 EAST ALONG THE NORTH LINE OF SAID PLAT FOR A DISTANCE OF 323.23 FEET; THENCE SOUTH 88-07-46 EAST FOR A DISTANCE OF 54.99 FEET TO THE TRUE POINT OF BEGINNING ALSO KNOWN AS PARCEL B OF SURVEY RECORDED UNDER AUDITOR'S FILE NO 8002060006 BURLINGTON AC TR 10 AKA TR B S/P#13-84; BURLINGTON AC TR 9 AKA PTN TR A S/P#13-84; (4.8300 ac) BURLINGTON AC TR 20 N OF LINE OF HILL LESS W 100' & 15' RD & EASE. LESS PTN TO TAX 2.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2019 4003
SEP 16 2019

Amount Paid \$ 0
By  Skagit Co. Treasurer
Deputy

To Have and to Hold, the above described property, with the appurtenances, unto the **Grantee's**, heirs and assigns.

In Witness Whereof, the following parties have signed and sealed these presents the day and year first above written.

Dated: September 16, 2019

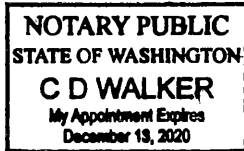
George Leo Wolden, Trustee
George Leo Wolden, Trustee

State of Washington }
County of Skagit }

I certify that I know or have satisfactory evidence that

GEORGE LEO WOLDEN is/are the person(s) who appeared before me and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this document.

Dated 9.16.19



C D Walker
Notary Public in and for the State of Washington
Residing at: Sedro Woolley, WA 98284
My Commission Expires: 12-13-20