

AFTER RECORDING MAIL TO:

Benjamin D Davidson
Erin A. Davidson
23935 N West View Road
Mount Vernon, WA 98274

Real Estate Excise Tax
Exempt
Skagit County Treasurer
By Heather Beauvais
Affidavit No. 2020-3733
Date 09/18/2020

APN#: P111125 and 4136-011-015-0000

QUITCLAIM DEED

THE GRANTOR, BEN DAVIDSON, ALSO KNOWN AS BENJAMIN D. DAVIDSON, WHO ACQUIRED TITLE AS AN UNMARRIED INDIVIDUAL, AS HIS SEPARATE ESTATE AND ERIN A. COLLINS, NOW KNOWN AS ERIN A. DAVIDSON, WHO ACQUIRED TITLE AS AN UNMARRIED INDIVIDUAL, AS HER SEPARATE ESTATE, for and in consideration of One (\$1.00) Dollar conveys and quitclaims to BENJAMIN D. DAVIDSON AND ERIN A. DAVIDSON, HUSBAND AND WIFE AS JOINT TENANTS, of 23935 N West View Road, Mount Vernon, WA 98274-8128, the following described real estate, situated in the County of Skagit, State of Washington, together with all after acquired title of the Grantors therein:

PARCEL A:

LOTS 14 AND 15, BLOCK 11, PLAT OF RESERVE ADDITION TO THE TOWN OF MONTBORNE, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 2 OF PLATS, PAGE 59, RECORDS OF SKAGIT COUNTY, WASHINGTON, TOGETHER WITH THOSE PORTIONS OF ADJOINING WALKER STREET WHICH, IF VACATED BY OPERATION OF LAW, WOULD ATTACH THERETO:

TOGETHER WITH THAT PORTION OF THE 100 FOOT WIDE RAILROAD RIGHT OF WAY COMMONLY KNOWN AS THE NORTHERN PACIFIC RAILWAY (AND ORIGINALLY CONVEYED TO THE SEATTLE LAKE SHORE AND EASTERN

RAILWAY), LYING EASTERLY OF THE CENTERLINE OF SAID RIGHT OF WAY AND BETWEEN THE SOUTHWESTERLY EXTENSION OF THE SOUTHEASTERLY LINE OF LOT 14, BLOCK 11, AND THE SOUTHWESTERLY EXTENSION OF THE SOUTHEASTERLY LINE OF LOT 16, BLOCK 11, AS SAID LINES ARE DELINEATED ON THE PLAT OF RESERVE ADDITION TO THE TOWN OF MONTBORNE, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 2 OF PLATS, PAGE59, RECORDS OF SKAGIT COUNTY, WASHINGTON.

PARCEL B:

A NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS AND UTILITIES OVER, UNDER AND ACROSS THAT PORTION OF SAID PARCEL 2 LYING WITHIN A STRIP OF LAND 20 FEET WIDE BEING 10 FEET EACH SIDE OF THE CENTERLINE OF AN EXISTING DRIVEWAY, AS NOW CONSTRUCTED, RUNNING IN A GENERALLY EASTERLY DIRECTION ACROSS THE SOUTHEASTERLY PORTIONS OF LOTS 16 AND 17, BLOCK11, PLAT OF RESERVE ADDITION TO THE TOWN OF MONTBORNE, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 2 OF PLATS, PAGE59, RECORDS OF SKAGIT COUNTY, WASHINGTON. TOGETHER WITH THOSE PORTIONS OF ADJOINING WALKER STREET WHICH, IF VACATED BY OPERATION OF LAW, WOULD ATTACH THERETO;

TOGETHER WITH, THAT PORTION OF THE 100 FOOT WIDE RAILROAD RIGHT OF WAY COMMONLY KNOWN AS THE NORTHERN PACIFIC RAILWAY (AND ORIGINALLY CONVEYED TO THE SEATTLE LAKE SHORE AND EASTERN RAILWAY), LYING EASTERLY OF THE CENTERLINE OF SAID RIGHT OF WAY AND BETWEEN THE SOUTHWESTERLY EXTENSION OF THE SOUTHEASTERLY LINE OF LOT 16, BLOCK11, AND THE WESTERLY EXTENSION OF THE NORTHERLY LINE OF WALKER STREET, AS SAID LINES ARE DELINEATED ON THE PLAT OF RESERVE TO THE TOWN OF MONTBORNE, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 2 OF PLATS, PAGE59, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATED IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

PARCEL ID NO: 4136-011-015-0000

FOR TITLE REFERENCE SEE DEED DATED MARCH 12, 2019, RECORDED, MARCH 15, 2019, IN SKAGIT COUNTY, AS DOCUMENT NO. 201903150111, IN THE OFFICIAL RECORDS OF SKAGIT COUNTY, WASHINGTON.

Commonly known as 23935 N West View Road. Mount Vernon, WA 98274


DATED 9/11/2020

TO HAVE AND TO HOLD, the said described premises to Grantee, so that neither Grantor nor any person or persons claiming under Grantor shall at any time, by any means or ways, have, claim or demand any right or title to said premises or appurtenances, or any rights thereof.

IN WITNESS WHEREOF, the Grantor has signed and sealed this deed, the day and year first above written.

Signed, sealed and delivered in the presence of:


BEN DAVIDSON
ALSO KNOWN AS BENJAMIN D. DAVIDSON



ERIN A. COLLINS
NOW KNOWN AS ERIN A. DAVIDSON

STATE OF WASHINGTON

COUNTY OF SKAGIT

I certify that I know or have satisfactory evidence that Ben Davidson aka Benjamin D Davidson & Erin A Collins aka Erin A Davidson, is/are the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 11 Sept 2020


Notary Public in and for the state of WA
My appointment expires: 4-25-24

