



202010060092

10/06/2020 11:21 AM Pages: 1 of 14 Fees: \$116.50
Skagit County Auditor

When recorded return to:

Craig Sjostrom
1204 Cleveland Ave.
Mount Vernon, Washington 98273

Quitclaim Deed

(Boundary Line Adjustment)

Grantor: DeVries Investments

Grantee: John DeVries

Legal Description: ptn Govt Lot 2, 36-34N-³EWWM

Assessor's Property Tax Parcel or Account Nos. P23210; P23239; P23244

Reference Nos of Documents Assigned or Released: N/A

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2020 4071
OCT 06 2020

Amount Paid \$-0
Skagit Co. Treasurer
By HB Deputy

THIS INDENTURE, is made this 24th day of SEPTEMBER, 2020, between DeVries Investments, a Washington partnership, Grantor, and John DeVries, an unmarried person, Grantee.

Recitals

- a. Grantor is the owner of the property bearing Skagit County Assessor's parcel nos. P23210 and P23244, and a portion of P23239, described in the attached Exhibit A.
- b. Grantee is the owner of the remainder of the property bearing Skagit County Assessor's parcel no. P23239, described in the attached Exhibit B.
- c. The parties wish to adjust the boundaries between the said parcels, with a portion of P23210 (described in the attached Exhibit C), being incorporated into Grantee's portion of P23239.

- d. The adjusted description of Grantor's property is attached hereto as Exhibit D.
- e. The adjusted description of Grantee's property 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 grantee 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.

DeVRIES INVESTMENTS

By: _____

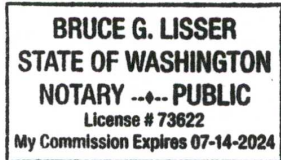
Ray DeVries Partner

(Printed name & title)

STATE OF WASHINGTON)
(ss.
COUNTY OF SKAGIT)

On this 24th day of Sept., 2020, before me personally appeared Ray DeVries, to me known to be a partner or authorized agent of DeVries Investments, the partnership that executed the within and foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of the said limited liability company, for the uses and purposes therein mentioned, and on oath stated that he or she was authorized to execute said instrument on behalf thereof.

IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year first above written.



NOTARY PUBLIC in and for the State of Washington,
residing at Alano Vespera
My commission expires: 7-14-21
Name: Bruce G. Lisser

(2)

Exhibit "A"

**DeVries Investments, a Washington partnership, Parcel
Prior to Boundary Line Adjustment
(Skagit County Assessor's Parcel Numbers P-23210 and P-23244 and portion of P-23239)**

Parcel P-23210

The South 290 feet of the following described tract:

The West 100 feet of the East 185.00 feet, more or less (as fenced on October 14, 1954, the date of the deed) of the South 490.00 feet of the North 510.00 feet of Government Lot 2, Section 36, Township 34 North, Range 3 East, W.M.

EXCEPTING from the premises as above-described, that portion, if any, lying West of the following described line:

BEGINNING at a point on the North line of said Government Lot 2, which is 185.85 feet North 88°52'06" West (called West of previous descriptions) of the Northeast corner of said Government Lot 2;
thence South 0°33'45" West parallel with the East line of said Government Lot 2 (called South 0°37' East on previous descriptions) for a distance of 510 feet to the terminal point of said line.

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.

Parcel P-23244

The East 1/2 of the Northwest 1/4 of the Northwest 1/4 of Section 36, Township 34 North, Range 3 East, W.M.;

EXCEPT County road and ditch rights-of-way;

TOGETHER WITH those portions of Government Lots 1 and 2, Section 36, Township 34 North, Range 3 East, W.M. lying Northerly and Westerly of the right-of-way for dike of Diking District No. 1;

EXCEPT County road and ditch rights-of-way;

AND EXCEPT a tract described as follows:

BEGINNING at a point on the North line of said Government Lot 2 a distance of 185.85 feet North 88°52'06" West (called West on previous descriptions) from the Northwest corner of said Government Lot 2;
thence South 0°33'45" West (called South 0°37' East on previous descriptions) parallel with the East line of said Government Lot 2 for a distance of 510 feet;
thence East 840 feet, more or less, to the dike right-of-way;
thence Northerly along said dike right-of-way to the North line of Government Lot 1 of said Section 36;
thence West along the North line of said Section 36 to the POINT OF BEGINNING.

AND ALSO EXCEPT the following described tract:

That portion of Government Lot 2, Section 36, Township 34 North, Range 3 East, W.M., being more particularly described as follows:

BEGINNING at a point on the North line of said Government Lot 2 a distance of 185.85 feet North 88°52'06" West (called West on previous descriptions) from the Northeast corner of said Government Lot 2 (North 1/4 corner);
thence South 0°33'45" West (called South 0°37' East on previous descriptions) parallel with the East line of said Government Lot 2 for a distance of 150.00 feet;

thence North 88°52'06" West (called West on previous descriptions) parallel with said North line of Government Lot 2 for a distance of 510.00 feet;
 thence North 0°33'45" East (called North 0°37' West on previous descriptions) for a distance of 150.00 feet to said North line of Government Lot 2;
 thence South 88°52'06" East (called East on previous descriptions) along said North line for a distance of 510.00 feet to the POINT OF BEGINNING.

EXCEPT dike restrictions;

AND EXCEPT road rights-of-way.

Portion P-23239

TOGETHER WITH that portion of Government Lot 2, Section 36, Township 34 North, Range 4 3 East, W.M., described as follows:

BEGINNING at a point on the North line of said Government Lot 2 a distance of 185.85 feet North 88°52'06" West (called West on previous descriptions) from the Northeast corner of said Government Lot 2 (North 1/4 corner);
 thence South 0°33'45" West (called South 0°37' East on previous descriptions) parallel with the East line of said Government Lot 2 for a distance of 150.00 feet to the Southeast corner of that certain parcel conveyed to John DeVries by Quit Claim deed recorded under Skagit County Auditor's File No. 200805060068;
 thence North 88°52'06" West (called West on previous descriptions) along the South line of said DeVries parcel parallel with said North line of Government Lot 2 for a distance 355.66 feet, to the TRUE POINT OF BEGINNING;
 thence continue North 88°50'06" West along said South line for a distance of 154.34 feet, more or less, to the Southeast corner of said DeVries parcel;
 thence North 0°33'45" East along the West line of said DeVries parcel for a distance of 130.00 feet, more or less, to the Northwest corner of said DeVries parcel, also being on the Southerly right-of-way margin of Calhoun Road;
 thence South 88°52'06" East along said Southerly right-of-way margin for a distance of 153.00 feet, more or less, to a point bearing North 0°01'41" West from the TRUE POINT OF BEGINNING;
 thence South 0°01'41" East for a distance of 130.02 feet, more or less, to the TRUE POINT OF BEGINNING.

TOGETHER WITH a 20.00 foot wide non-exclusive mutually beneficial easement for ingress and egress purposes for the mutual benefit of the grantor and grantee over, under and across a 20.00 foot wide strip lying Easterly (measured perpendicular to the East line) of and contiguous to the East line of the above-described parcel (within the remainder portion of P-23239). The maintenance of the gravel driveway within said easement to be shared equally by both parties. See Exhibit F for additional location information.

ALL OF THE ABOVE BEING 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.



3-10-20

Exhibit "B"

**John DeVries, Parcel
Prior to Boundary Line Adjustment
(Skagit County Assessor's Parcel Number P-23239)**

That portion of Government Lot 2, Section 36, Township 34 North, Range 3 East, W.M., being more particularly described as follows:

BEGINNING at a point on the North line of said Government Lot 2 a distance of 185.85 feet North 88°52'06" West (called West on previous descriptions) from the Northeast corner of said Government Lot 2 (North 1/4 corner); thence South 0°33'45" West (called South 0°37' East on previous descriptions) parallel with the East line of said Government Lot 2 for a distance of 150.00 feet; thence North 88°52'06" West (called West on previous descriptions) parallel with said North line of Government Lot 2 for a distance of 510.00 feet; thence North 0°33'45" East (called North 0°37' West on previous descriptions) for a distance of 150.00 feet to said North line of Government Lot 2; thence South 88°52'06" East (called East on previous descriptions) along said North line for a distance of 510.00 feet to the POINT OF BEGINNING.

EXCEPT dike restrictions;

AND EXCEPT road rights-of-way.

AND ALSO EXCEPT that portion of Government Lot 2, Section 36, Township 34 North, Range 3 East, W.M., described as follows:

BEGINNING at a point on the North line of said Government Lot 2 a distance of 185.85 feet North 88°52'06" West (called West on previous descriptions) from the Northeast corner of said Government Lot 2 (North 1/4 corner); thence South 0°33'45" West (called South 0°37' East on previous descriptions) parallel with the East line of said Government Lot 2 for a distance of 150.00 feet to the Southeast corner of that certain parcel conveyed to John DeVries by Quit Claim deed recorded under Skagit County Auditor's File No. 200805060068; thence North 88°52'06" West (called West on previous descriptions) along the South line of said DeVries parcel parallel with said North line of Government Lot 2 for a distance 355.66 feet, to the TRUE POINT OF BEGINNING; thence continue North 88°50'06" West along said South line for a distance of 154.34 feet, more or less, to the Southeast corner of said DeVries parcel; thence North 0°33'45" East along the West line of said DeVries parcel for a distance of 130.00 feet, more or less, to the Northwest corner of said DeVries parcel, also being on the Southerly right-of-way margin of Calhoun Road; thence South 88°52'06" East along said Southerly right-of-way margin for a distance of 153.00 feet, more or less, to a point bearing North 0°01'41" West from the TRUE POINT OF BEGINNING; thence South 0°01'41" East for a distance of 130.02 feet, more or less, to the TRUE POINT OF BEGINNING.

SUBJECT TO AND TOGETHER WITH a 20.00 foot wide non-exclusive mutually beneficial easement for ingress and egress purposes for the mutual benefit of the grantor and grantee over, under and across a 20.00 foot wide strip lying Easterly (measured perpendicular to the East line) of and contiguous to the East line of the above-described parcel (within the remainder portion of P-23239). The maintenance of the gravel driveway within said easement to be shared equally by both parties. See Exhibit F for additional location information.

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 46,320 sq ft, 1.06 acres



3-16-2

Exhibit "C"

**Portion DeVries Investments, a Washington partnership, Parcel
(Skagit County Assessor's Parcel Number P-23210)
To be Boundary Line Adjusted into
John DeVries, Parcel
(Skagit County Assessor's Parcel Number P-23239)**

P-23210

The South 290 feet of the following described tract:

The West 100 feet of the East 185.00 feet, more or less (as fenced on October 14, 1954, the date of the deed) of the South 490.00 feet of the North 510.00 feet of Government Lot 2, Section 36, Township 34 North, Range 3 East, W.M.

EXCEPTING from the premises as above-described, that portion, if any, lying West of the following described line:

BEGINNING at a point on the North line of said Government Lot 2, which is 185.85 feet North 88°52'06" West (called West of previous descriptions) of the Northeast corner of said Government Lot 2;
thence South 0°33'45" West parallel with the East line of said Government Lot 2 (called South 0°37' East on previous descriptions) for a distance of 510 feet to the terminal point of said line.

Containing 29,001 sq ft, 0.67 acres

Portion of P-23244

TOGETHER WITH a portion of Government Lot 2, Section 36, Township 34 North, Range 3 East, W.M., described as follows:

BEGINNING at the Northeast corner of said Government Lot 2 (North 1/4 corner);
thence North 88°52'06" West along the North line of said Government Lot 2 for a distance of 185.85 feet;
thence South 0°33'45" West parallel with the East line of said Government Lot 2 for a distance of 150.00 feet to the Southeast corner of that certain parcel conveyed to John DeVries by Quit Claim deed recorded under Skagit County Auditor's File No. 200805060068 and being the TRUE POINT OF BEGINNING;
thence North 88°52'06" West along the South line of said DeVries parcel for a distance of 355.66 feet;
thence South 0°01'41" East for a distance of 360.08 feet, more or less, to the South line of the North 510.00 feet of said Government Lot 2;
thence South 88°52'06" East along said South line for a distance of 351.95 feet, more or less, to a point bearing South 0°33'45" West from the TRUE POINT OF BEGINNING;
thence North 0°33'45" East for a distance of 360.03 feet, more or less, to the TRUE POINT OF BEGINNING;

EXCEPT County road and dike rights-of-way;

Reserving a non-exclusive mutually beneficial easement for ingress and egress purposes for the mutual benefit of the grantor and grantee over, under and across the Westerly 20.00 feet (as measured perpendicular to the Westerly line) of the above-described parcel, being a portion of Skagit County Assessor's Parcel No. P-23244. Maintenance of the gravel drive within said easement is to be shared equally by both parties. See Exhibit F for additional location information.

ALL BEING 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 127,372 sq ft, 2.92 acres

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 owned by the grantee (P-23239).

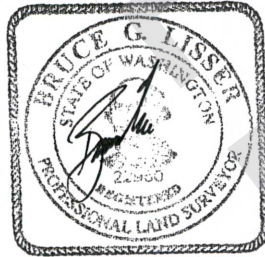
APPROVED

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

Skagit County

By: Alice Roeder
Title: Senia Plasse

Date: 10/1/2020



3-10-20

Exhibit "D"

DeVries Investments, a Washington partnership, Parcel
~~ACRES~~ Prior to Boundary Line Adjustment
(Skagit County Assessor's Parcel Numbers P-23244 and portion of P-23239)

Parcel P-23244

The East 1/2 of the Northwest 1/4 of the Northwest 1/4 of Section 36, Township 34 North, Range 3 East, W.M.;

EXCEPT County road and ditch rights-of-way;

TOGETHER WITH those portions of Government Lots 1 and 2, Section 36, Township 34 North, Range 3 East, W.M. lying Northerly and Westerly of the right-of-way for dike of Diking District No. 1;

EXCEPT County road and ditch rights-of-way;

AND EXCEPT a tract described as follows:

BEGINNING at a point on the North line of said Government Lot 2 a distance of 185.85 feet North 88°52'06" West (called West on previous descriptions) from the Northwest corner of said Government Lot 2;
thence South 0°33'45" West (called South 0°37' East on previous descriptions) parallel with the East line of said Government Lot 2 for a distance of 510 feet;
thence East 840 feet, more or less, to the dike right-of-way;
thence Northerly along said dike right-of-way to the North line of Government Lot 1 of said Section 36;
thence West along the North line of said Section 36 to the POINT OF BEGINNING.

AND ALSO EXCEPT the following described tract:

That portion of Government Lot 2, Section 36, Township 34 North, Range 3 East, W.M., being more particularly described as follows:

BEGINNING at a point on the North line of said Government Lot 2 a distance of 185.85 feet North 88°52'06" West (called West on previous descriptions) from the Northeast corner of said Government Lot 2 (North 1/4 corner);
thence South 0°33'45" West (called South 0°37' East on previous descriptions) parallel with the East line of said Government Lot 2 for a distance of 150.00 feet;
thence North 88°52'06" West (called West on previous descriptions) parallel with said North line of Government Lot 2 for a distance of 510.00 feet;
thence North 0°33'45" East (called North 0°37' West on previous descriptions) for a distance of 150.00 feet to said North line of Government Lot 2;
thence South 88°52'06" East (called East on previous descriptions) along said North line for a distance of 510.00 feet to the POINT OF BEGINNING.

EXCEPT dike restrictions;

AND EXCEPT road rights-of-way.

AND ALSO EXCEPT that portion of Government Lot 2, Section 36, Township 34 North, Range 3 East, W.M., described as follows:

BEGINNING at the Northeast corner of said Government Lot 2 (North 1/4 corner);
thence North 88°52'06" West along the North line of said Government Lot 2 for a distance of 185.85 feet;
thence South 0°33'45" West parallel with the East line of said Government Lot 2 for a distance of 150.00 feet to the Southeast corner of that certain parcel conveyed to John DeVries by Quit Claim deed recorded under Skagit County Auditor's File No. 200805060068 and being the TRUE POINT OF BEGINNING;

thence North 88°52'06" West along the South line of said DeVries parcel for a distance of 355.66 feet;
 thence South 0°01'41" East for a distance of 360.08 feet, more or less, to the South line of the North 510.00 feet of said Government Lot 2;
 thence South 88°52'06" East along said South line for a distance of 351.95 feet, more or less, to a point bearing South 0°33'45" West from the TRUE POINT OF BEGINNING;
 thence North 0°33'45" East for a distance of 360.03 feet, more or less, to the TRUE POINT OF BEGINNING;

EXCEPT County road and dike rights-of-way;

SUBJECT TO AND TOGETHER WITH a non-exclusive mutually beneficial easement for ingress and egress purposes for the mutual benefit of the grantor and grantee over, under and across the Westerly 20.00 feet (as measured perpendicular to the Westerly line) of the above-described parcel, being a portion of Skagit County Assessor's Parcel No. P-23244. Maintenance of the gravel drive within said easement is to be shared equally by both parties. See Exhibit F for additional location information.

Portion P-23239

TOGETHER WITH that portion of Government Lot 2, Section 36, Township 34 North, Range 4 East, W.M., described as follows:

BEGINNING at a point on the North line of said Government Lot 2 a distance of 185.85 feet North 88°52'06" West (called West on previous descriptions) from the Northeast corner of said Government Lot 2 (North 1/4 corner);
 thence South 0°33'45" West (called South 0°37' East on previous descriptions) parallel with the East line of said Government Lot 2 for a distance of 150.00 feet to the Southeast corner of that certain parcel conveyed to John DeVries by Quit Claim deed recorded under Skagit County Auditor's File No. 200805060068;
 thence North 88°52'06" West (called West on previous descriptions) along the South line of said DeVries parcel parallel with said North line of Government Lot 2 for a distance 355.66 feet, to the TRUE POINT OF BEGINNING;
 thence continue North 88°50'06" West along said South line for a distance of 154.34 feet, more or less, to the Southeast corner of said DeVries parcel;
 thence North 0°33'45" East along the West line of said DeVries parcel for a distance of 130.00 feet, more or less, to the Northwest corner of said DeVries parcel, also being on the Southerly right-of-way margin of Calhoun Road;
 thence South 88°52'06" East along said Southerly right-of-way margin for a distance of 153.00 feet, more or less, to a point bearing North 0°01'41" West from the TRUE POINT OF BEGINNING;
 thence South 0°01'41" East for a distance of 130.02 feet, more or less, to the TRUE POINT OF BEGINNING.

TOGETHER WITH a 20.00 foot wide non-exclusive mutually beneficial easement for ingress and egress purposes for the mutual benefit of the grantor and grantee over, under and across a 20.00 foot wide strip lying Easterly (measured perpendicular to the East line) of and contiguous to the East line of the above-described parcel (within the remainder portion of P-23239). The maintenance of the gravel driveway within said easement to be shared equally by both parties. See Exhibit F for additional location information.

ALL OF THE ABOVE BEING 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 3,122,481 sq ft, 71.68 acres

3-10-20

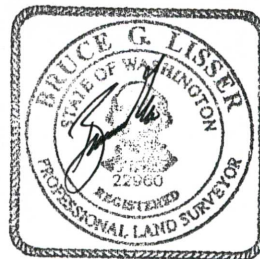


Exhibit "E"

~~ATCL~~ John DeVries, Parcel
Prior to Boundary Line Adjustment
(Skagit County Assessor's Parcel Numbers portion of P-23239, portion of P-23244
and P-23210)

Portion of P-23239

That portion of Government Lot 2, Section 36, Township 34 North, Range 3 East, W.M., being more particularly described as follows:

BEGINNING at a point on the North line of said Government Lot 2 a distance of 185.85 feet North 88°52'06" West (called West on previous descriptions) from the Northeast corner of said Government Lot 2 (North 1/4 corner);
thence South 0°33'45" West (called South 0°37' East on previous descriptions) parallel with the East line of said Government Lot 2 for a distance of 150.00 feet;
thence North 88°52'06" West (called West on previous descriptions) parallel with said North line of Government Lot 2 for a distance of 510.00 feet;
thence North 0°33'45" East (called North 0°37' West on previous descriptions) for a distance of 150.00 feet to said North line of Government Lot 2;
thence South 88°52'06" East (called East on previous descriptions) along said North line for a distance of 510.00 feet to the POINT OF BEGINNING.

EXCEPT dike restrictions;

AND EXCEPT road rights-of-way.

AND ALSO EXCEPT that portion of Government Lot 2, Section 36, Township 34 North, Range 3 East, W.M., described as follows:

BEGINNING at a point on the North line of said Government Lot 2 a distance of 185.85 feet North 88°52'06" West (called West on previous descriptions) from the Northeast corner of said Government Lot 2 (North 1/4 corner);
thence South 0°33'45" West (called South 0°37' East on previous descriptions) parallel with the East line of said Government Lot 2 for a distance of 150.00 feet to the Southeast corner of that certain parcel conveyed to John DeVries by Quit Claim deed recorded under Skagit County Auditor's File No. 200805060068;
thence North 88°52'06" West (called West on previous descriptions) along the South line of said DeVries parcel parallel with said North line of Government Lot 2 for a distance 355.66 feet, to the TRUE POINT OF BEGINNING;
thence continue North 88°50'06" West along said South line for a distance of 154.34 feet, more or less, to the Southeast corner of said DeVries parcel;
thence North 0°33'45" East along the West line of said DeVries parcel for a distance of 130.00 feet, more or less, to the Northwest corner of said DeVries parcel, also being on the Southerly right-of-way margin of Calhoun Road;
thence South 88°52'06" East along said Southerly right-of-way margin for a distance of 153.00 feet, more or less, to a point bearing North 0°01'41" West from the TRUE POINT OF BEGINNING;
thence South 0°01'41" East for a distance of 130.02 feet, more or less, to the TRUE POINT OF BEGINNING.

SUBJECT TO AND TOGETHER WITH a 20.00 foot wide non-exclusive mutually beneficial easement for ingress and egress purposes for the mutual benefit of the grantor and grantee over, under and across a 20.00 foot wide strip lying Easterly (measured perpendicular to the East line) of and contiguous to the East line of the above-described parcel (within the remainder portion of P-23239). The maintenance of the gravel driveway within said easement to be shared equally by both parties. See Exhibit F for additional location information.

P-23210

TOGETHER WITH the South 290 feet of the following described tract:

The West 100 feet of the East 185.00 feet, more or less (as fenced on October 14, 1954, the date of the deed) of the South 490.00 feet of the North 510.00 feet of Government Lot 2, Section 36, Township 34 North, Range 3 East, W.M.

EXCEPTING from the premises as above-described, that portion, if any, lying West of the following described line:

BEGINNING at a point on the North line of said Government Lot 2, which is 185.85 feet North 88°52'06" West (called West of previous descriptions) of the Northeast corner of said Government Lot 2;
thence South 0°33'45" West parallel with the East line of said Government Lot 2 (called South 0°37' East on previous descriptions) for a distance of 510 feet to the terminal point of said line.

Containing 29,001 sq ft, 0.67 acres

Portion of P-23244

TOGETHER WITH a portion of Government Lot 2, Section 36, Township 34 North, Range 3 East, W.M., described as follows:

BEGINNING at the Northeast corner of said Government Lot 2 (North 1/4 corner);
thence North 88°52'06" West along the North line of said Government Lot 2 for a distance of 185.85 feet;
thence South 0°33'45" West parallel with the East line of said Government Lot 2 for a distance of 150.00 feet to the Southeast corner of that certain parcel conveyed to John DeVries by Quit Claim deed recorded under Skagit County Auditor's File No. 200805060068 and being the TRUE POINT OF BEGINNING;
thence North 88°52'06" West along the South line of said DeVries parcel for a distance of 355.66 feet;
thence South 0°01'41" East for a distance of 360.08 feet, more or less, to the South line of the North 510.00 feet of said Government Lot 2;
thence South 88°52'06" East along said South line for a distance of 351.95 feet, more or less, to a point bearing South 0°33'45" West from the TRUE POINT OF BEGINNING;
thence North 0°33'45" East for a distance of 360.03 feet, more or less, to the TRUE POINT OF BEGINNING;

EXCEPT County road and dike rights-of-way;

SUBJECT TO a non-exclusive mutually beneficial easement for ingress and egress purposes for the mutual benefit of the grantor and grantee over, under and across the Westerly 20.00 feet (as measured perpendicular to the Westerly line) of the above-described parcel, being a portion of Skagit County Assessor's Parcel No. P-23244. Maintenance of the gravel drive within said easement is to be shared equally by both parties. See Exhibit F for additional location information.

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 199,693 sq ft, 4.58 acres

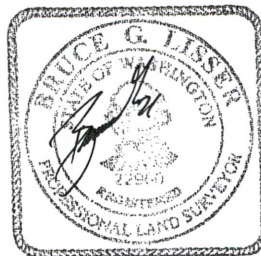
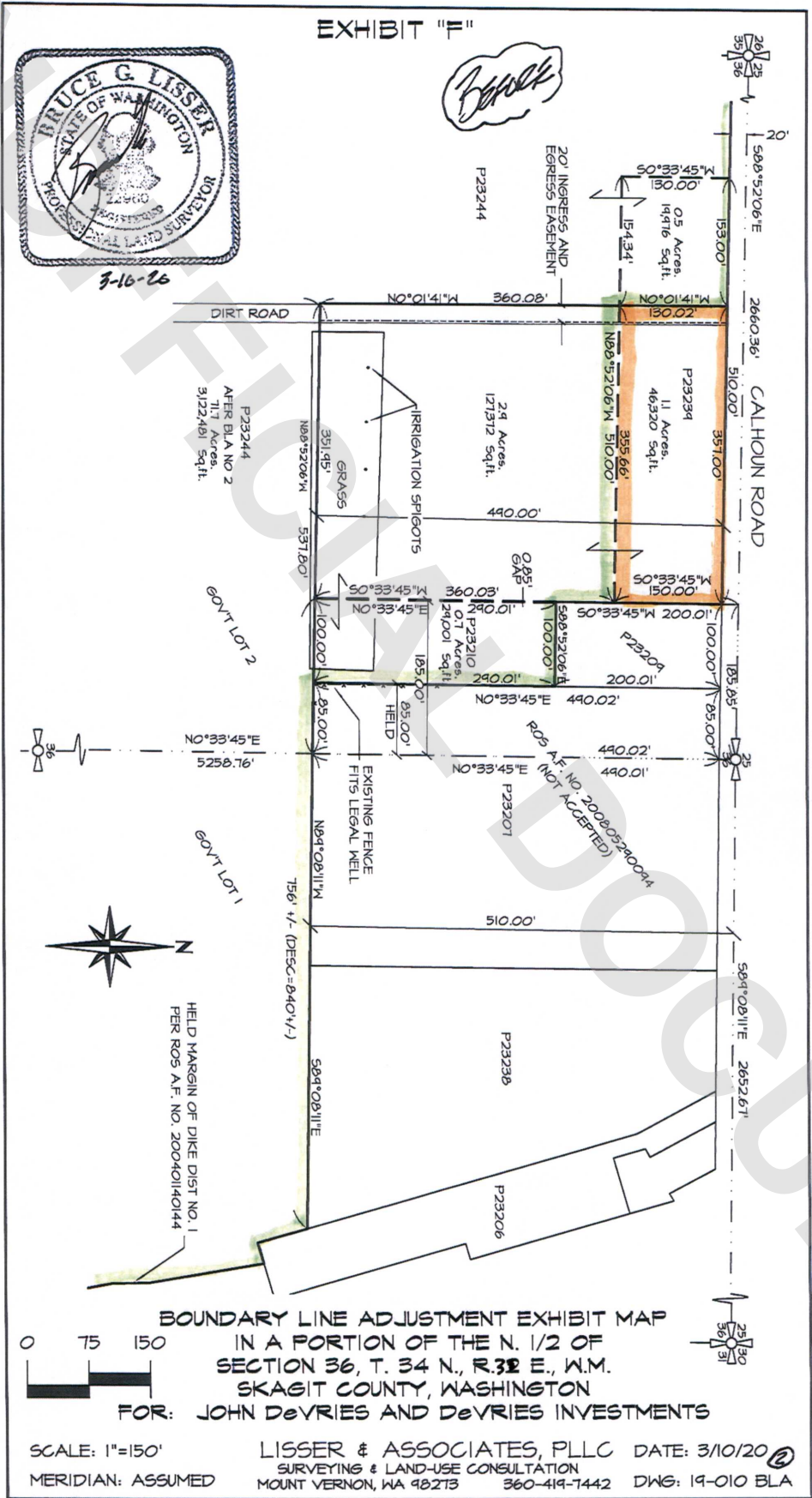


EXHIBIT "I"



Block

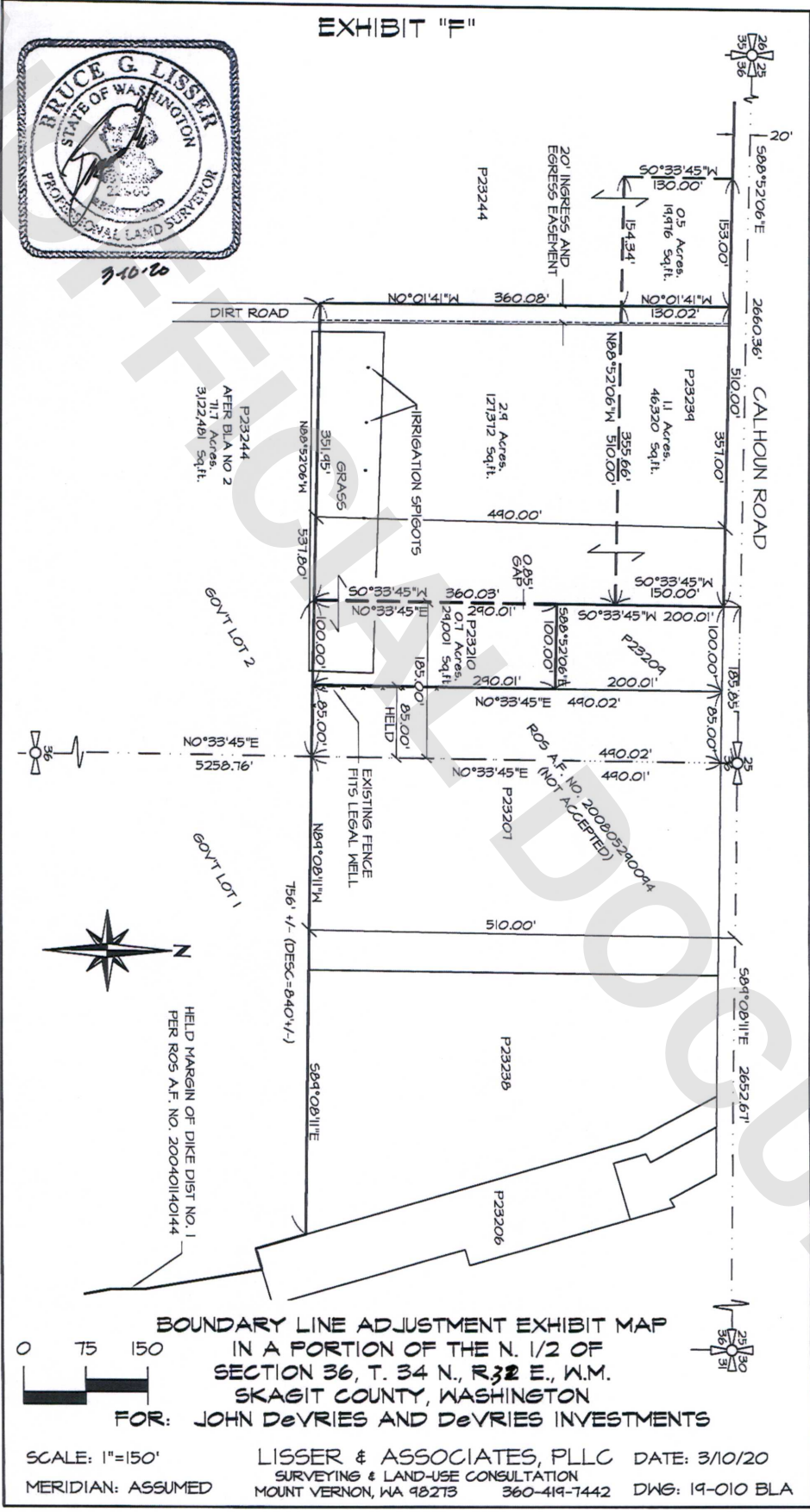


BOUNDARY LINE ADJUSTMENT EXHIBIT MAP
 IN A PORTION OF THE N. 1/2 OF
 SECTION 36, T. 34 N., R. 32 E., W.M.
 SKAGIT COUNTY, WASHINGTON
 FOR: JOHN DEVRIES AND DEVRIES INVESTMENTS

SCALE: 1"=150'
 MERIDIAN: ASSUMED
 LISSER & ASSOCIATES, PLLC DATE: 3/10/20
 SURVEYING & LAND-USE CONSULTATION
 MOUNT VERNON, WA 98273 360-419-7442
 DWG: 19-010 BLA



EXHIBIT "F"



BOUNDARY LINE ADJUSTMENT EXHIBIT MAP
 IN A PORTION OF THE N. 1/2 OF
 SECTION 36, T. 34 N., R. 32 E., W.M.
 SKAGIT COUNTY, WASHINGTON
 FOR: JOHN DeVRIES AND DeVRIES INVESTMENTS

SCALE: 1"=150'
 MERIDIAN: ASSUMED
 LISSER & ASSOCIATES, PLLC DATE: 3/10/20
 SURVEYING & LAND-USE CONSULTATION
 MOUNT VERNON, WA 98273 360-419-7442
 DWS: 19-010 BLA