

When recorded return to:
Kevin Somers
16754 Frazier Ln
Burlington, WA 98233

Real Estate Excise Tax
Exempt
Skagit County Treasurer
By Heather Beauvais
Affidavit No. 2021-421
Date 01/29/2021

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620045483

CHICAGO TITLE
020045483

QUIT CLAIM DEED

THE GRANTOR(S)

Heather Keesee who acquired title as Heather Somers, an unmarried person
for and in consideration of in hand paid, conveys and quit claims to
Kevin Somers, an unmarried man, as his separate estate

the following described real estate, situated in the County of Skagit, State of Washington, together with
all after acquired title of the grantor(s) herein:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Abbreviated Legal: (Required if full legal not inserted above.)

PTN. TRACT B & E, SPL. NO. 23-85

SE 2-34-3

Tax Parcel Number(s): P21052 / 340302-4-002-0500, P105234 / 340302-4-002-2302

Dated: January 22, 2021

A handwritten signature in black ink, appearing to read 'Heather Keesee', written over a horizontal line.
Heather Keesee

QUIT CLAIM DEED
(continued)

State of Washington
County of Skagit

I certify that I know or have satisfactory evidence that

Heather Kee See
is/are the person(s) who appeared before me, and said person(s) acknowledged that (he/she/they) signed this of instrument and acknowledged it to be (his/her/their) free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: January 28, 2021

Donna Lee Reed
Name: Donna Lee Reed
Notary Public in and for the State of Washington
Residing at: Wapinitia, WA
My appointment expires 10/1/2023

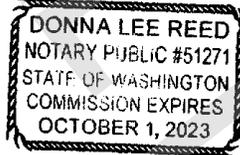
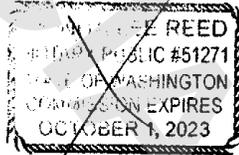


EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P21052 / 340302-4-002-0500 and P105234 / 340302-4-002-2302

PARCEL "A":

TRACT "B" OF SHORT PLAT NO. 23-85, APPROVED SEPTEMBER 19, 1985, FILED SEPTEMBER 20, 1985, UNDER AUDITOR'S FILE NO. 8509200002, IN VOLUME 7 OF SHORT PLATS, PAGE 44, RECORDS OF SKAGIT COUNTY, WASHINGTON; BEING A PORTION OF THE SOUTH ½ OF THE SOUTHEAST ¼ OF SECTION 2, TOWNSHIP 34 NORTH, RANGE 3 EAST, W.M.

EXCEPT THEREFROM:

(A) THAT PORTION LYING SOUTHERLY OF THE SOUTHWESTERLY PROJECTION OF THE FOLLOWING DESCRIBED LINE:
BEGINNING AT A POINT ON THE EAST LINE OF TRACT "A" OF SAID SHORT PLAT WHICH IS 12 FEET NORTH OF THE SOUTHEAST CORNER OF SAID TRACT "A" AS MEASURED ALONG THE EAST LINE THEREOF; THENCE SOUTHWESTERLY TO THE SOUTHWEST CORNER OF SAID TRACT "A".

ALSO EXCEPT:

(B) BEGINNING AT THE SOUTHWEST CORNER OF SAID TRACT "A";
THENCE SOUTHWESTERLY ALONG THE PROJECTION OF THE ABOVE DESCRIBED LINE TO A POINT 10 FEET WEST OF THE EAST LINE OF SAID TRACT "B"; THENCE NORTHWESTERLY TO THE MOST NORTHERLY CORNER OF SAID TRACT "B";
THENCE SOUTHERLY ALONG THE NORTHEASTERLY LINE OF SAID TRACT "B" TO THE POINT OF BEGINNING.

TOGETHER WITH THE NORTHWESTERLY ONE FOOT OF THAT PORTION OF SAID PREMISES LYING WITHIN A ONE FOOT STRIP CONTIGUOUS TO AND SOUTHERLY OF THE LINE DESCRIBED IN SUB-PARAGRAPH (A) ABOVE AND ITS SOUTHWESTERLY PROJECTION.

ALSO TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR UTILITY PURPOSES OVER AND ACROSS THAT PORTION OF SAID TRACTS "A" AND "B", AND OVER AND ACROSS TRACT 1 OF SHORT PLAT NO. 74-80, APPROVED JUNE 19, 1980 AND RECORDED UNDER AUDITOR'S FILE NO. 8006190030, IN VOLUME 4 OF SHORT PLAT, PAGE 121, RECORDS OF SKAGIT COUNTY, WASHINGTON, LYING NORTHERLY OF A LINE 10 FEET SOUTH OF AND PARALLEL TO THE LINE DESCRIBED IN SUBPARAGRAPH (A) ABOVE AND IT'S SOUTHWESTERLY PROJECTION.

ALSO TOGETHER WITH NON-EXCLUSIVE RIGHTS OF INGRESS, EGRESS AND UTILITIES OVER AND ACROSS TRACT "E" OF SAID SHORT PLAT.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

PARCEL "B":

AN UNDIVIDED 25% INTEREST IN TRACT "E" OF SHORT PLAT NO. 23-85, APPROVED SEPTEMBER 19, 1985, FILED SEPTEMBER 20, 1985, UNDER AUDITOR'S FILE NO. 8509200002, IN VOLUME 7 OF SHORT PLATS, PAGE 44, RECORDS OF SKAGIT COUNTY, WASHINGTON; BEING A PORTION OF THE SOUTH ½ OF THE SOUTHEAST ¼ OF SECTION 2, TOWNSHIP 34 NORTH, RANGE 3 EAST, W.M.; EXCEPT THE FIVE FOLLOWING DESCRIBED PORTIONS THEREOF:

- (1) THE SOUTHEASTERLY 5 FEET OF THE NORTHEASTERLY 198 FEET THEREOF;
- (2) THE NORTHWESTERLY 5 FEET OF THE SOUTHEASTERLY 10 FEET OF THE NORTHEASTERLY 259.46 FEET THEREOF;
- (3) THE NORTHWESTERLY 5 FEET OF THE SOUTHEASTERLY 15 FEET OF THE NORTHEASTERLY 259.46 FEET THEREOF;
- (4) THAT CERTAIN 5 FOOT WIDE STRIP OF LAND LYING BETWEEN THE SOUTHWESTERLY EXTENSIONS OF THE NORTHWESTERLY AND SOUTHWESTERLY LINES OF EXCEPTION 3 HEREINABOVE;
- (5) THAT CERTAIN 5 FOOT WIDE STRIP OF LAND THE CENTERLINE OF WHICH RUNS BETWEEN THE MID-POINT ON THE SOUTHWESTERLY LINE OF EXCEPTION 2 HEREINABOVE AND THE EASTERLY MOST CORNER OF TRACT "D" OF SAID SHORT PLAT

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON