

202103310252

03/31/2021 04:05 PM Pages: 1 of 2 Fees: \$104.50
Skagit County Auditor

After Recording Return to:
B. Craig Gourley
PO Box 1091
Snohomish, WA 98291

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2021 1392
MAR 31 2021
Amount Paid \$ 0
By Skagit Co. Treasurer Deputy

QUIT CLAIM DEED

THE GRANTOR: TEC Holdings 113, LLC, a Washington Limited Liability Company, for and in consideration of completion of an IRC Section 1031 Tax Deferred Exchange, conveys and quit claims to GRANTEE: Olympic Avenue LLC, a Wyoming limited liability company, its entire undivided interest in the following described real estate, situated in Skagit County, Washington, together with all after acquired title of the Grantor therein:

Lot(s): Ptn. 22 and 23, Big Lake Waterfront Tracts as more fully described on Exhibit A attached hereto.

Assessors Tax Parcel ID No. P121545 / 3862-000-021-0000

Dated: March 31, 2021.

B. Craig Gourley
TEC Holdings 113, LLC
By: Law Office of B. Craig Gourley, sole member
By: B. Craig Gourley, sole member

State of Washington)
County of Snohomish)ss.

I certify that I know or have satisfactory evidence that B. Craig Gourley is the person who appeared before me, and said person on oath stated that he is authorized to execute this instrument as the sole member of the Law Office of B. Craig Gourley, sole member of TEC Holdings 113, LLC, and acknowledged that he signed this instrument as his free and voluntary act for the uses and purposes mentioned herein.

Dated: 3-31-2021
Tracy A. Swanlund
Notary Public in and for the State of Washington,
residing in Lawroe

My appointment expires: 11-19-24

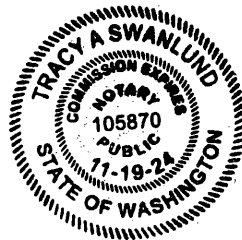


EXHIBIT A

All that portion of Lots 22 And 23, "BIG LAKE WATER FRONT TRACTS, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 4 of Plats, page 12, records of Skagit County, Washington, and of Shorelands of the second class, as conveyed by the State of Washington by deed recorded June 16, 1959, under Auditor's File No. 581848, situate in front of, adjacent to, or abutting upon Lots 22 and 23, "BIG LAKE WATER FRONT TRACTS, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 4 of Plats, page 12, records of Skagit County, Washington, lying Southerly of the following described line:

Beginning at the Southwest corner of said Lot 23, as said point is shown on that certain Record of Survey recorded in Book 2 of Surveys, page 203, under Auditor's File No. 7911050027, records of said County and State;

thence North 24° 27'53" West along the Easterly line of said Lots 22 and 23, 110.51 feet to the true point of beginning of said described line;

thence North 75° 48'31" East, 39.20 feet;

thence South 87° 25'22" East, 54.48 feet;

thence North 88° 27'44" East, 39.14 feet;

thence North 54° 22'19" East, 8.23 feet;

thence North 33° 06'00" East, 21.65 feet;

thence North 26° 29'14" East, 8.05 feet;

thence North 15° 04'10" West, 7.68 feet;

thence North 23° 45'52" West, 15.59 feet to a point on a curve to the right, the center of which bears North 89°

51'28" East and is 70.81 feet distant;

thence Northerly and Northeasterly, following said curve to the right through a central angle of 43° 15'47", an arc distance of 53.47 feet;

thence leaving said curve, North 41° 20'43" East, 15.53 feet to a point on a curve to the left, the center of which bears North 50° 40'51" West and is 51.70 feet distant;

thence Northeasterly, following said curve to the left through a central angle of 32° 47'00", an arc distance of 29.58 feet;

thence leaving said curve, North 76° 28'38" East, 72.33 feet;

thence North 65° 32'07" West, 211.58 feet, more or less, to the approximate Line of Navigability of Big Lake and the end of said described line.

Situate in the County of Skagit, State of Washington.