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04/05/2021 03:29 PM Pages: 1 of 3 Fees: \$105.50
Skagit County Auditor

When Recorded Please Return To:
LAWRENCE A. PIRKLE
P.O. Box 1788
Mount Vernon, WA 98273
(360) 336-6587

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2021-1448
APR 05 2021

Amount Paid \$0
Skagit Co. Treasurer
By  Deputy

QUIT CLAIM DEED

THE GRANTOR, HUCKLEBERRY HILL, LLC, a Washington Limited Liability Company, for and in consideration of transfer to Members in proportion to ownership (WAC 458-61A-211(2)(b)), conveys and quit claims to GRANTEE, JOHN P. JANICKI and KATHERINE S. JANICKI, husband and wife, MARGARET R. JANICKI, a single person as her separate property, JOHN S. JANICKI, a single person as his separate property, JOSEPH C. JANICKI, a single person as his separate property, and BRIDGETTE C. JANICKI, a single person as her separate property, the following described real estate, situated in the County of Skagit, State of Washington, together with all after acquired title of the grantor therein.

Assessor's Parcel Number: P101557 (360236-2-003-1106)

Abbreviated Legal Description: Lot 4, Short Plat No. 91-029, being a portion of the NW 1/4 of the NW 1/4 of Section 36, Township 36 North, Range 2 East of the Willamette Meridian.

Legal Description more fully described on Exhibit "A" and incorporated herein by this reference.

Together with and subject to: All covenants, conditions, restrictions, reservations, agreements, easements and assessments of record, if any.

Dated the 16th day of March, 2021.

HUCKLEBERRY HILL, LLC

By: 

JOHN P. JANICKI, Member/Manager

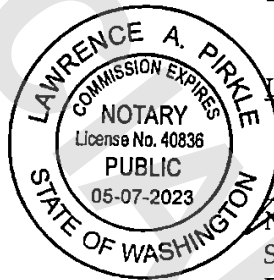
By: 

KATHERINE S. JANICKI, Member/Manager

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that JOHN P. JANICKI and KATHERINE S. JANICKI are the persons who appeared before me or are personally known to me and said persons acknowledged that they signed this instrument, on oath stated that they are authorized to execute the instrument and acknowledged it as Members/Managers of HUCKLEBERRY HILL, LLC to be the free and voluntary act of such parties for the uses and purposes mentioned in the instrument.

GIVEN under my hand and official seal this 16th day of March, 2021.



LAWRENCE A. PIRKLE

NOTARY PUBLIC in and for the
State of Washington,
Residing at Mount Vernon,
My Commission Expires: 5/7/23

EXHIBIT "A"

Assessor's Parcel Number: P101557 (360236-2-003-1106)

PARCEL A:

Lot 4 of Skagit County Short Plat No. 91-029 as approved June 13, 1991, and recorded June 17, 1991, in Volume 9 of Short Plats, page 377, under Auditor's File No. 9106170082, records of Skagit County, Washington, being a portion of the Northwest Quarter of the Northwest Quarter of Section 36, Township 36 North, Range 2 East of the Willamette Meridian.

Situated in Skagit County, Washington.

PARCEL B:

An easement for ingress, egress and utilities over and across a strip of land 60 feet in width, more particularly described as follows:

Beginning at a point on the West line of said Northwest Quarter of the Northwest Quarter of Section 36, 660 feet South of the Northwest corner thereof;

Thence North 88°57' East parallel to the North line of said subdivision to a point 340 feet West of the East line of said subdivision;

Thence South parallel to the East line of said subdivision a distance of 60 feet, more or less to a point 600 feet North of the South line of said subdivision;

Thence West parallel to the South line of said subdivision to the West line of said subdivision;

Thence North along the West line of said subdivision a distance of 60 feet, more or less, to the point of beginning.

EXCEPT County Road along the West line thereof.

Situated in Skagit County, Washington.

Together with and subject to: All covenants, conditions, restrictions, reservations, agreements, easements and assessments of record, if any.