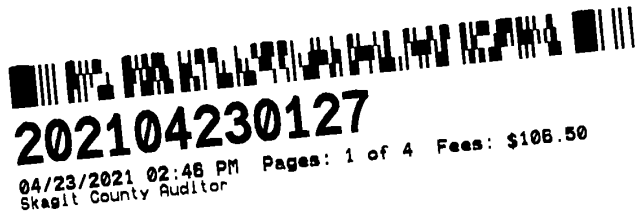


When Recorded Please Return To:
LAWRENCE A. PIRKLE
P.O. Box 1788
Mount Vernon, WA 98273
(360) 336-6587



2021-1759
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

APR 23 2021

QUIT CLAIM DEED

Amount Paid \$ 0
By Skagit Co. Treasurer
108 Deputy

THE GRANTOR, KIM L. SCHULTZ, a married person, and PEGGY J. SCHULTZ, as to her community property interest, if any, for and in consideration of transfer to Limited Liability Company (mere change in form of ownership) (WAC 458-61A-211(2)(a)), conveys and quit claims to GRANTEE, THE SAUK, LLC, a Washington Limited Liability Company, 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: P30960 (340913-2-002-0002)

Abbreviated Legal Description: Portion of the Northwest 1/4 of the Northwest 1/4 of Section 13, Township 34 North, Range 9 East, W.M.

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, provisions and assessments of record, if any.

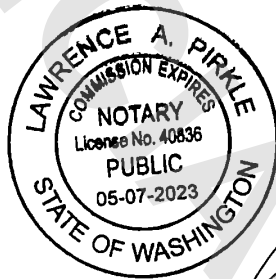
Situated in Skagit County, Washington.

Dated this 22nd day of April, 2021.

KIM L. SCHULTZ

PEGGY J. SCHULTZ

GIVEN under my hand and official seal this 22nd day of April, 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: P30960 (340913-2-002-0002)

PARCEL "A":

That portion of the following described tract in the Northwest 1/4 of the Northwest 1/4 of Section 13, Township 34 North, Range 9 East, W.M., lying Southwesterly of the Sauk River, as said river existed on March 1, 1966:

Beginning at the Northwest corner of said Section 13;
thence South 87°54' East along the North line of said Northwest 1/4 of the Northwest 1/4 for 700 feet to the true point of beginning;
thence continuing South 87°54' East along the North line of said Section 13 for 700 feet;
thence South 2°06' West to the South line of said Northwest 1/4 of the Northwest 1/4;
thence North 87°02'12" West along the South line of said Northwest 1/4 of the Northwest 1/4 to a point which is 680.93 feet Easterly of the Southwest corner of the Northwest 1/4 of the Northwest 1/4 said point being the Southeast corner of a tract sold to William S. Kogan and Kate L. Kogan, husband and wife, by instrument dated April 18, 1967, recorded May 10, 1967, under Auditor's File No. 698856, records of Skagit County, Washington;
thence Northerly along the West line of said Kogan Tract 1,282.76 feet, more or less, to the true point of beginning;

EXCEPT road rights-of-way;

AND EXCEPT that portion conveyed to Skagit County for road purposes by deed recorded January 8, 1960, under Auditor's File No. 589713, records of Skagit County, Washington;

AND ALSO EXCEPT that portion, if any, lying within the bed of the Sauk River as it now exists.

TOGETHER WITH that portion of the Northwest 1/4 of the Northwest 1/4 of Section 13, Township 34 North, Range 9 East, W.M., described as follows:

Beginning at the intersection of the South line of the Sauk Valley Road with the East line of that certain tract of land as set forth in that certain Survey recorded under Auditor's File No. 8509200020 in Volume 6 of Surveys, page 119;
thence South 01°41'02" West along the East line thereof a distance of 184.43 feet to the

true point of beginning of this description;
thence West at a right angle to said East line a distance of 50 feet;
thence Southerly parallel with said East line a distance of 100 feet;
thence East to a point on said East line that is 100 feet South of the point of beginning;
thence North along said East line a distance of 100 feet to the point of beginning.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

That portion of the Northwest 1/4 of the Northwest 1/4 of Section 13, Township 34 North, Range 9 East, W.M., described as follows:

Beginning at the intersection of the South line of the Sauk Valley Road with the East line of that certain tract of land as set forth in that certain survey recorded under Auditor's File No. 8509200020, in Volume 6 of Surveys, page 119, records of Skagit County, Washington;

thence South $01^{\circ}41'02''$ West along the East line thereof, a distance of 184 feet to the true point of beginning of this description;

thence West at a right angle to said East line, a distance of 100.00 feet;

thence Southerly parallel with said East line to the South line of said Northwest 1/4 of the Northwest 1/4;

thence East along said Southerly line 100.00 feet to the Southeast corner of that certain tract as delineated on said survey;

thence North along the East line of said tract to the point of beginning.

EXCEPT the East 50 feet of the North 100 feet.

TOGETHER WITH AND SUBJECT TO: All covenants, conditions, restrictions, reservations, agreements, easements, provisions and assessments of record, if any.

Situate in the County of Skagit, State of Washington.