

202105110081

05/11/2021 12:30 PM Pages: 1 of 5 Fees: \$107.50
Skagit County Auditor

After recording return to:
Mr. Joshua M. Top & Ms. Rebecca A. Top
11194 Bayview Edison Road
Mount Vernon, WA 98273

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20210511
MAY 11 2021

Amount Paid \$0
Skagit Co. Treasurer
By *BT* Deputy

Document Title: Quit Claim Deed

Grantor: Skagit County, a Political Subdivision of the State of Washington.

Grantees: Joshua M. Top and Rebecca A. Top, a married couple.

Tax Parcel No(s): P71194 (XrefID No.: 4071-055-000-0109); and
P71091 (XrefID No.: 4068-005-008-0002); and
P71088 (XrefID No.: 4068-005-001-0009).

SKAGIT COUNTY
Contract # C20210197
Page 1 of 7

Abbreviated Legal:

MCKENNA & ELLIOTT'S 2ND ADD TO BAYVIEW 2ND CL TDLNDS N OF NE C BLK 55 & S OF L T5 BLK 54 ALL EXT WLY & ALSO TDLNDS INFR OF & NLY 60FT OF BLK 55 TGW ADJ WEST ST AS PER SK CO CAUSE NO 90 2 00525-1; and (0.3300 ac) SEIGFREIDS TO BAY VIEW LOTS 7 & 8 BLK 5; and (0.1700 ac) SEIGFREIDS TO BAY VIEW LOT 1 BLK 5 TGW ELY 1/2 WEST ST ADJ AS PER SK CO CAUSE NO 90 2 00525-1. Situate in Skagit County, State of Washington.

BLA PL 21-6252

QUIT CLAIM DEED

The Grantor, **Skagit County**, a Political Subdivision of the State of Washington, for the sole purpose of correcting inaccuracies in title to former public right-of-way to facilitate the issuance of title insurance, and not for monetary consideration, but for good and valuable consideration, conveys and quit claims to **Joshua M. Top** and **Rebecca A. Top**, a married couple, the Grantees, the following described real estate, including any after-acquired interest of Grantor, situated in the County of Skagit, State of Washington:

See, **Exhibit A**, attached hereto and incorporated by reference.

Situate in Skagit County, State of Washington.

This deed is given to quiet title to a public right-of-way pursuant to Laws 1889-90, Chapter 19, Section 32 and Laws of 1909, Chapter 90, Section 1, in recognition that this right-of-way was unopened between 1890 and 1904, and not for monetary consideration. The purpose of this deed is solely to correct an inaccuracy in the records of title.

This conveyance is subject to private easements and/or private rights-of-way, and/or other claims of use and/or possession, if any, over and across the above-described real property.

The above-described property is combined with adjoining properties of Grantees, and shall not be conveyed as separate building lots without compliance with applicable Skagit County Code. The property described herein is to be aggregated with the property owned by Grantees as part of the recognition of the reversionary rights of Grantees to vacated streets and alleys, and is not for the purpose of creating additional building lot(s).

DATED this 19 day of April, 2021.

BOARD OF COUNTY COMMISSIONERS
SKAGIT COUNTY, WASHINGTON


LISA JANICKI, Chair


PETER BROWNING, Commissioner


RON WESEN, Commissioner

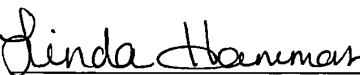
BOUNDARY ADJUSTMENT

Reviewed and approved in accordance
with Skagit County Code Chapter 14.18


Skagit Co. Planning & Dev. Services

5/6/2021
Date

Attest:


Clerk of the Board

Approved as to form:

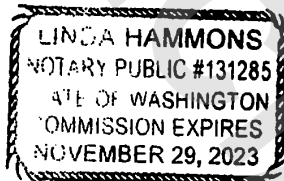

4/14/21
Civil Deputy Prosecuting Attorney

STATE OF WASHINGTON }
COUNTY OF SKAGIT } ss.

I certify that I know or have satisfactory evidence that Lisa Janicki, Peter Browning, and/or Ron Wesen, is/are the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument, on oath stated that he/she/they was/were authorized execute the instrument and acknowledged it as Commissioner(s) of Skagit County, to be the free and voluntary act of such party for the uses and purposes herein mentioned.

DATED this 19 day of April, 2021.

(SEAL)



Linda Hammons

Notary Public

Print name: Linda Hammons

Residing at: Skagit County, WA

My commission expires: 11-29-2021

Exhibit "A"

The Southerly 1/2 of the Southwesterly extension of "E" Street lying Southwesterly of the Southwesterly right-of-way margin of First Street as shown on the plat "Addition to Bay View, Wash. (Seigfred's)" as per plat recorded in Volume 1 of Plats, page 11, records of Skagit County, Washington.

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.

The above described tract will be combined or aggregated with contiguous property to the South (P-71088, P-71091 and P-71194) owned by the grantee.

Based upon Laws of 1889-90, Chapter 19, Section 32 and Laws of 1909, Chapter 90, Section 1, and in recognition that the above-described right-of-way was unopened between 1890 and 1904, I have been informed and assured that RCW 36.87.130 does not apply to this vacation.



3-1-9

**VACATION EXHIBIT MAP IN A PORTION OF
GOVERNMENT LOT 1
SECTION 31, T. 35 N., R. 3 E., W.M.
SKAGIT COUNTY, WASHINGTON
FOR: JOHN BOUSLOG AND
JOSHUA AND REBECCA TOP**

LISSNER & ASSOCIATES, PLLC
SURVEYING & LAND-USE CONSULTATION
MOUNT VERNON, WA 98273 360-419-7442

DATE: 3/01/21
12-047 ROS.DWG

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