



202204110054

04/11/2022 10:47 AM Pages: 1 of 3 Fees: \$205.50
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

2022 1476
APR 11 2022

Amount Paid \$ 0
Skagit Co. Treasurer
By Deputy

LS

QUIT CLAIM DEED

THE GRANTOR, CHRISTOPHER E. BELANGER and WENDY J. BELANGER, husband and wife, 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, MOUNTAIN VIEW VICTORIAN, 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: P124167 (340426-1-003-0500)

Abbreviated Legal Description: Portion of the Northwest 1/4 of the Northeast 1/4, Section 26, Township 34 North, Range 4 East, W.M.

Full Legal Description: Attached hereto as Exhibit "A" and incorporated herein by this reference.

Situate in the County of Skagit, State of Washington.

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

Dated this 5th day of April, 2022.


CHRISTOPHER E. BELANGER


WENDY J. BELANGER

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

On this day personally appeared before me, CHRISTOPHER E. BELANGER and WENDY J. BELANGER, to me known to be the individuals described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 5th day of April, 2022.



LAWRENCE A. BIRKLE _____

A handwritten signature in black ink, appearing to read "LAWRENCE A. BIRKLE", written over a horizontal line.

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

UNRECORDED INSTRUMENT

EXHIBIT "A"

Assessor's Parcel Number: P124167 (340426-1-003-0500)

PARCEL A:

Lot 2, Short Plat No. PL03-0808, approved February 28, 2006, recorded February 28, 2006, under Auditor's File No. 200602280136; being a portion of the Northwest 1/4 of the Northeast 1/4 of Section 26, Township 34 North, Range 4 East, W.M.

Situate in the County of Skagit, State of Washington.

PARCEL B:

TOGETHER WITH a non-exclusive easement as reserved in Auditor's File No. 8711130045 for ingress, egress and utilities over and across a 60 foot strip in the said Northeast 1/4 of the Northwest 1/4 of Section 26, and the Southeast 1/4 of the Southwest 1/4 of Section 23, Township 34 North, Range 4 East, W.M., the centerline of which is described as follows:

Beginning at the North 1/4 corner of said Section 36;
thence South 89°47'10" West along the North line of said Northeast 1/4 of the Northwest 1/4, a distance of 709.30 feet;
thence South 00°57'04" West, a distance of 1,150 feet, more or less, to the Northerly boundary of that County road known as the Andal Road and the terminus of said centerline.

Situate in the County of Skagit, State of Washington.

PARCEL C:

ALSO TOGETHER WITH a non-exclusive easement for access and utility purposes as delineated on the face of Short Plat No. 93-064 as under Auditor's File No. 9308110107 over, across and under the West 30 feet of Lot 3 and the East 30 feet of Lot 2 of said Short Plat.

Situate in the County of Skagit, State of Washington.

PARCEL D:

ALSO TOGETHER WITH a non-exclusive easement 60 feet in width for ingress, egress and utilities over Lot 2 of Revised Short Plat No. 93-064 as described in Quit Claim Deed recorded January 13, 2006, under Auditor's File No. 200601130142.

Situate in the County of Skagit, State of Washington.

PARCEL E:

ALSO TOGETHER WITH a non-exclusive easement 30 feet in width over, under and across the West 30 feet of Lots 3 and 4 of said Short Plat No. PL03-0808.

Situate in the County of Skagit, State of Washington.