



202301100121

01/10/2023 01:47 PM Pages: 1 of 25 Fees: \$227.50  
Skagit County Auditor

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SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2023-5146  
JAN 10 2023

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

**AMENDED QUITCLAIM DEED-BOUNDARY LINE ADJUSTMENT**

Grantors: CARLOS BARRAZA AND ANGELINA TREVINO

Grantees: GARY CARTER  
JOHN AND TRACY WESTON  
MALKOLM GRAFFE  
KATHERINE AND DARRICK KROON  
DENEVA SCHULTZ

Abbreviated Legal Description: LOTS 14 THROUGH 18, PLAT OF SKAGIT BEACH  
NO. 5; AND TRACT E, PLAT OF SKAGIT BEACH NO. 1

Tax Parcel No(s): P77782  
P77783  
P77784  
P77785  
P77786  
P69432

Referenced Document: 202212140031

**WHEREAS**, Carlos Barraza and Angelina Trevino (hereinafter "Grantors") are the owners of that parcel of property commonly referred to as 14941 Channel Drive, LaConner, WA 98257, legally described as set forth in attached **Exhibit 1**, and as depicted on **Exhibit 7** hereto (hereafter, "Original Lot E");

**WHEREAS**, Gary Carter ("Carter") owns the real property commonly referred to as 14771 Channel Drive, LaConner, WA 98257, and legally described as set forth in attached **Exhibit 2**, and as depicted on **Exhibit 7** hereto (hereafter, "Original Lot 14");

**WHEREAS**, John and Tracy Weston ("Weston") own the real property commonly referred to as 14785 Channel Drive, LaConner, WA 98257, and legally described as set forth in attached **Exhibit 3**, and as depicted on **Exhibit 7** hereto (hereafter, "Original Lot 15");

QUITCLAIM DEED  
BOUNDARY LINE ADJUSTMENT - 1

**WHEREAS**, Malkolm Graffe ("Graffe") owns the real property commonly referred to as 14797 Channel Drive, LaConner, WA 98257, and legally described as set forth in attached **Exhibit 4**, and as depicted on **Exhibit 7** hereto (hereafter, "Original Lot 16");

**WHEREAS**, Katherine and Darrick Kroon ("Kroon") own the real property commonly referred to as 14811 Channel Drive, LaConner, WA 98257, and legally described as set forth in attached **Exhibit 5**, and as depicted on **Exhibit 7** hereto (hereafter, "Original Lot 17");

**WHEREAS**, Deneva Schultz ("Schultz") owns the real property commonly referred to as 14825 Channel Drive, LaConner, WA 98257, and legally described as set forth in attached **Exhibit 6**, and as depicted on **Exhibit 7** hereto (hereafter, "Original Lot 18"); and

**WHEREAS**, Grantors, to affect a mutually beneficial property line adjustment to settle a lot line dispute, previously recorded a Quitclaim Deed – Boundary Line Adjustment under Skagit County Auditor File No. 202212140031 (the "Original Deed")

**WHEREAS**, the Original Deed contained an omission in the legal description for Original Tract E and incorrect exhibit maps;

**WHEREAS**, this Amended Quitclaim Deed – Boundary Line Adjustment (the "Amended Deed") replaces and supersedes the Original Deed in its entirety as follows:

I. The Grantors, for and in consideration of the adjustment of boundary lines, and other good and valuable consideration, hereby quitclaims to Carter that portion of Original Lot E legally described on **Exhibit 8** and depicted on **Exhibit 18**, resulting in a new legal description for Lot 14 as set forth on **Exhibit 9** hereto (the "Reconfigured Lot 14");

II. The Grantors, for and in consideration of the adjustment of boundary lines, and other good and valuable consideration, hereby quitclaims to Weston that portion of Original Lot E legally described on **Exhibit 10** and depicted on **Exhibit 18**, resulting in a new legal description for Lot 15 as set forth on **Exhibit 11** hereto (the "Reconfigured Lot 15");

III. The Grantors, for and in consideration of the adjustment of boundary lines, and other good and valuable consideration, hereby quitclaims to Graffe that portion of Original Lot E legally described on **Exhibit 12** and depicted on **Exhibit 18**, resulting in a new legal description for Lot 16 as set forth on **Exhibit 13** hereto (the "Reconfigured Lot 16");

IV. The Grantors, for and in consideration of the adjustment of boundary lines, and other good and valuable consideration, hereby quitclaims to Kroon that portion of Original Lot E legally described on **Exhibit 14** and depicted on **Exhibit 18**, resulting in a new legal description for Lot 17 as set forth on **Exhibit 15** hereto (the "Reconfigured Lot 17");

V. The Grantors, for and in consideration of the adjustment of boundary lines, and other good and valuable consideration, hereby quitclaims to Schultz that portion of Original Lot E legally described on **Exhibit 16** and depicted on **Exhibit 18**, resulting in a new legal description for Lot 18 as set forth on **Exhibit 17** hereto (the "Reconfigured Lot 18");

VI. As a result of the transfers set forth herein, the new legal description for Grantors' Lot E is as set forth on **Exhibit 19** and depicted on **Exhibit 20** (the "Reconfigured Tract E");

QUITCLAIM DEED  
BOUNDARY LINE ADJUSTMENT – 2



UNOFFICIAL DOCUMENT

QUITCLAIM DEED  
BOUNDARY LINE ADJUSTMENT - 4

**EXHIBIT 1**  
**[LEGAL DESCRIPTION OF ORIGINAL LOT E]**

TRACT E, AS ORIGINALLY CREATED ON THE PLAT OF SKAGIT BEACH NO.1 ACCORDING TO THE MAP THEREOF RECORDED UNDER VOLUME 8 OF PLATS, PAGE 71, RECORDS OF SKAGIT COUNTY, WASHINGTON, AND AS RECONFIGURED BY THE PLAT OF SKAGIT BEACH NO. 5, ACCORDING TO THE MAP THEREOF RECORDED UNDER VOLUME 10 OF PLATS, PAGE 27, RECORDS OF SKAGIT COUNTY, WASHINGTON.

EXCEPT THAT PORTION OF TRACT "E", "PLAT OF SKAGIT BEACH NO. 1", AS PER PLAT RECORDED IN VOLUME 8 OF PLATS, PAGE 71, RECORDS OF SKAGIT COUNTY, WASHINGTON, LYING NORTHERLY OF THE NORTH LINE OF LOT 12, "PLAT OF SKAGIT BEACH DIV. NO. 5, A REPLAT OF TRACTS "A" AND "F" OF SKAGIT BEACH NO. 1, SKAGIT COUNTY, WASHINGTON, AND THE EXTENSION OF SAID NORTH LINE EASTERLY TO THE EASTERLY LINE OF SAID TRACT "E".

SITUATE IN SKAGIT COUNTY, WASHINGTON.

**EXHIBIT 2**  
**[LEGAL DESCRIPTION OF ORIGINAL LOT 14]**

LOT 14, PLAT OF SKAGIT BEACH NO. 5, ACCORDING TO THE MAP THEREOF  
RECORDED UNDER VOLUME 10 OF PLATS, PAGE 27, RECORDS OF SKAGIT COUNTY,  
WASHINGTON.

SITUATE IN SKAGIT COUNTY, WASHINGTON.

QUITCLAIM DEED  
BOUNDARY LINE ADJUSTMENT - 6

**EXHIBIT 3**  
**[LEGAL DESCRIPTION OF ORIGINAL LOT 15]**

LOT 15, PLAT OF SKAGIT BEACH NO. 5, ACCORDING TO THE MAP THEREOF  
RECORDED UNDER VOLUME 10 OF PLATS, PAGE 27, RECORDS OF SKAGIT COUNTY,  
WASHINGTON.

SITUATE IN SKAGIT COUNTY, WASHINGTON.

QUITCLAIM DEED  
BOUNDARY LINE ADJUSTMENT – 7

**EXHIBIT 4**  
**[LEGAL DESCRIPTION OF ORIGINAL LOT 16]**

LOT 16, PLAT OF SKAGIT BEACH NO. 5, ACCORDING TO THE MAP THEREOF  
RECORDED UNDER VOLUME 10 OF PLATS, PAGE 27, RECORDS OF SKAGIT COUNTY,  
WASHINGTON.

SITUATE IN SKAGIT COUNTY, WASHINGTON.

QUITCLAIM DEED  
BOUNDARY LINE ADJUSTMENT – 8

**EXHIBIT 5**  
**[LEGAL DESCRIPTION OF ORIGINAL LOT 17]**

LOT 17, PLAT OF SKAGIT BEACH NO. 5, ACCORDING TO THE MAP THEREOF  
RECORDED UNDER VOLUME 10 OF PLATS, PAGE 27, RECORDS OF SKAGIT COUNTY,  
WASHINGTON.

SITUATE IN SKAGIT COUNTY, WASHINGTON.

QUITCLAIM DEED  
BOUNDARY LINE ADJUSTMENT – 9

**EXHIBIT 6**  
**[LEGAL DESCRIPTION OF ORIGINAL LOT 18]**

LOT 18, PLAT OF SKAGIT BEACH NO. 5, ACCORDING TO THE MAP THEREOF  
RECORDED UNDER VOLUME 10 OF PLATS, PAGE 27, RECORDS OF SKAGIT COUNTY,  
WASHINGTON.

SITUATE IN SKAGIT COUNTY, WASHINGTON.

# EXHIBIT '7' BEFORE BLA

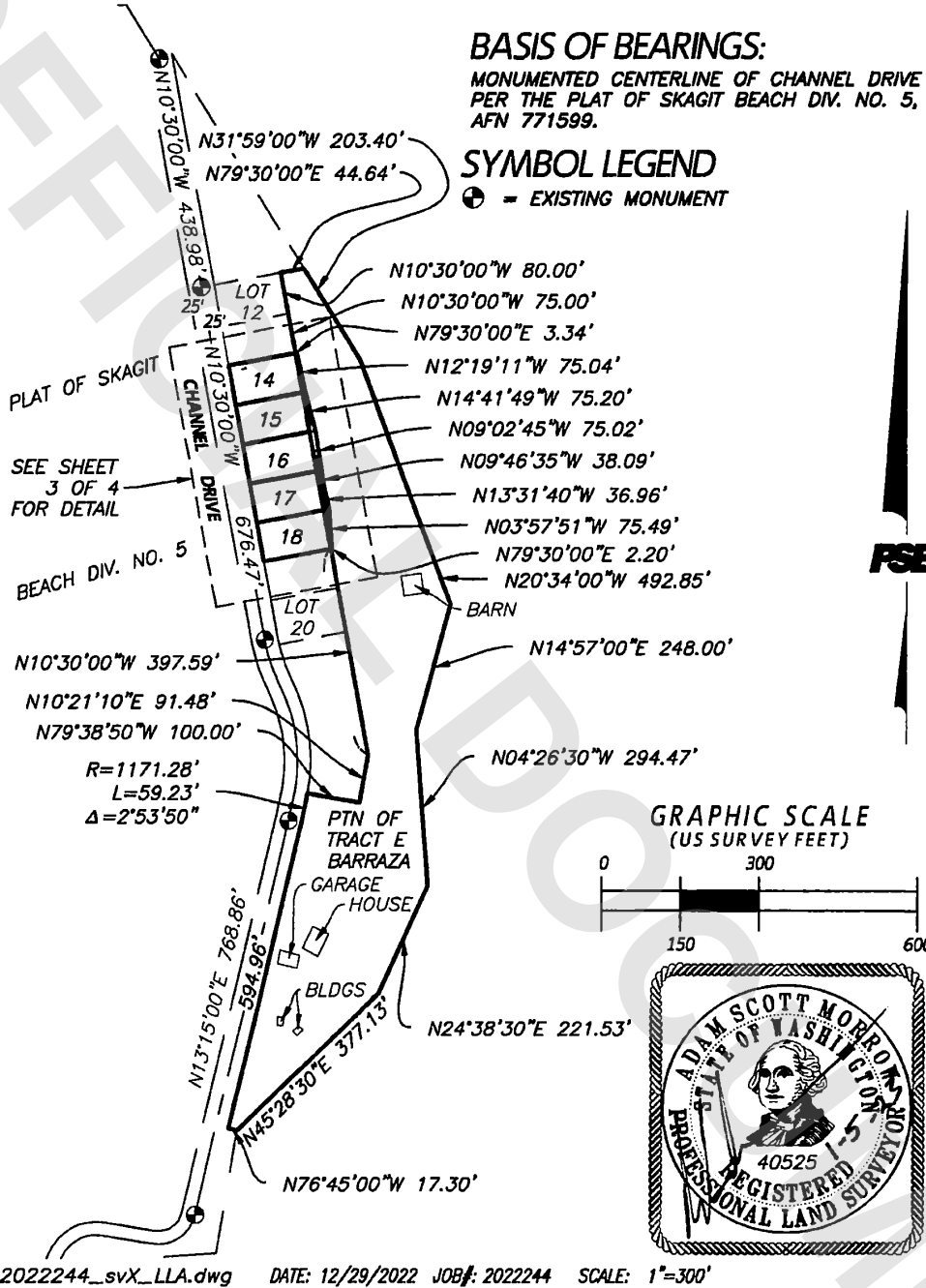
SITUATE IN A PORTION OF THE SW 1/4 OF THE SE 1/4 OF SECTION 13, TOWNSHIP 34 NORTH,  
RANGE 2 EAST, W.M., SKAGIT COUNTY, WASHINGTON

## BASIS OF BEARINGS:

MONUMENTED CENTERLINE OF CHANNEL DRIVE  
PER THE PLAT OF SKAGIT BEACH DIV. NO. 5,  
AFN 771599.

## SYMBOL LEGEND

⊙ = EXISTING MONUMENT



DWG: 2022244\_svX\_LLA.dwg DATE: 12/29/2022 JOB#: 2022244 SCALE: 1"=300'



## **Pacific Surveying & Engineering, Inc**

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### **EXHIBIT '8'**

#### **LEGAL DESCRIPTION**

#### **LAND ATTACHING TO LOT 14, PLAT OF SKAGIT BEACH NO. 5**

THAT PORTION OF TRACT 'E', AS ORIGINALLY CREATED ON THE PLAT OF SKAGIT BEACH NO.1 ACCORDING TO THE MAP THEREOF RECORDED UNDER VOLUME 8 OF PLATS, PAGE 71, RECORDS OF SKAGIT COUNTY, WASHINGTON, AND AS RECONFIGURED BY THE PLAT OF SKAGIT BEACH NO. 5 ACCORDING TO THE MAP THEREOF RECORDED UNDER VOLUME 10 OF PLATS, PAGE 27, RECORDS OF SKAGIT COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

**BEGINNING** AT THE NORTHEAST CORNER OF LOT 14 OF SAID PLAT OF SKAGIT BEACH NO. 5; THENCE ALONG THE EASTERLY EXTENSION OF THE NORTH LINE OF SAID LOT 14, NORTH 79°30'00" EAST 3.34 FEET; THENCE SOUTH 12°19'11" EAST 75.04 FEET TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF SAID LOT 14; THENCE ALONG SAID LINE EXTENSION SOUTH 79°30'00" WEST 5.73 FEET TO THE SOUTHEAST CORNER OF SAID LOT 14; THENCE ALONG THE EAST LINE OF SAID LOT 14 NORTH 10°30'00" WEST 75.00 FEET TO THE POINT OF **BEGINNING**.

CONTAINING 340 SQUARE FEET, MORE OR LESS.

SITUATE IN SKAGIT COUNTY, WASHINGTON.





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**EXHIBIT '9'**

**LEGAL DESCRIPTION  
OF RECONFIGURED LOT 14 (POST LOT LINE ADJUSTMENT)**

LOT 14, PLAT OF SKAGIT BEACH NO. 5, ACCORDING TO THE MAP THEREOF RECORDED UNDER VOLUME 10 OF PLATS, PAGE 27, RECORDS OF SKAGIT COUNTY, WASHINGTON.

TOGETHER WITH THAT PORTION OF TRACT 'E', AS ORIGINALLY CREATED ON THE PLAT OF SKAGIT BEACH NO. 1 ACCORDING TO THE MAP THEREOF RECORDED UNDER VOLUME 8 OF PLATS, PAGE 71, RECORDS OF SKAGIT COUNTY, WASHINGTON, AND AS RECONFIGURED BY SAID PLAT OF SKAGIT BEACH NO. 5, DESCRIBED AS FOLLOWS:

**BEGINNING** AT THE NORTHEAST CORNER OF LOT 14 OF SAID PLAT OF SKAGIT BEACH NO. 5; THENCE ALONG THE EASTERLY EXTENSION OF THE NORTH LINE OF SAID LOT 14, NORTH 79°30'00" EAST 3.34 FEET; THENCE SOUTH 12°19'11" EAST 75.04 FEET TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF SAID LOT 14; THENCE ALONG SAID LINE EXTENSION SOUTH 79°30'00" WEST 5.73 FEET TO THE SOUTHEAST CORNER OF SAID LOT 14; THENCE ALONG THE EAST LINE OF SAID LOT 14 NORTH 10°30'00" WEST 75.00 FEET TO THE **POINT OF BEGINNING**.

SITUATE IN SKAGIT COUNTY, WASHINGTON.





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**EXHIBIT '10'**

**LEGAL DESCRIPTION  
LAND ATTACHING TO LOT 15, PLAT OF SKAGIT BEACH NO. 5**

THAT PORTION OF TRACT 'E', AS ORIGINALLY CREATED ON THE PLAT OF SKAGIT BEACH NO.1 ACCORDING TO THE MAP THEREOF RECORDED UNDER VOLUME 8 OF PLATS, PAGE 71, RECORDS OF SKAGIT COUNTY, WASHINGTON, AND AS RECONFIGURED BY THE PLAT OF SKAGIT BEACH NO. 5 ACCORDING TO THE MAP THEREOF RECORDED UNDER VOLUME 10 OF PLATS, PAGE 27, RECORDS OF SKAGIT COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

**BEGINNING** AT THE NORTHEAST CORNER OF LOT 15 OF SAID PLAT OF SKAGIT BEACH NO. 5; THENCE ALONG THE EASTERLY EXTENSION OF THE NORTH LINE OF SAID LOT 15, NORTH 79°30'00" EAST 5.73 FEET; THENCE SOUTH 14°41'49" EAST 75.20 FEET TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF SAID LOT 15; THENCE ALONG SAID LINE EXTENSION SOUTH 79°30'00" WEST 11.23 FEET TO THE SOUTHEAST CORNER OF SAID LOT 15; THENCE ALONG THE EAST LINE OF SAID LOT 15 NORTH 10°30'00" WEST 75.00 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 635 SQUARE FEET, MORE OR LESS.

SITUATE IN SKAGIT COUNTY, WASHINGTON.





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### **EXHIBIT '11'**

#### **LEGAL DESCRIPTION OF RECONFIGURED LOT 15 (POST LOT LINE ADJUSTMENT)**

LOT 15, PLAT OF SKAGIT BEACH NO. 5, ACCORDING TO THE MAP THEREOF RECORDED UNDER VOLUME 10 OF PLATS, PAGE 27, RECORDS OF SKAGIT COUNTY, WASHINGTON.

TOGETHER WITH THAT PORTION OF TRACT 'E', AS ORIGINALLY CREATED ON THE PLAT OF SKAGIT BEACH NO. 1 ACCORDING TO THE MAP THEREOF RECORDED UNDER VOLUME 8 OF PLATS, PAGE 71, RECORDS OF SKAGIT COUNTY, WASHINGTON, AND AS RECONFIGURED BY SAID PLAT OF SKAGIT BEACH NO. 5, DESCRIBED AS FOLLOWS:

**BEGINNING** AT THE NORTHEAST CORNER OF LOT 15 OF SAID PLAT OF SKAGIT BEACH NO. 5; THENCE ALONG THE EASTERLY EXTENSION OF THE NORTH LINE OF SAID LOT 15, NORTH 79°30'00" EAST 5.73 FEET; THENCE SOUTH 14°41'49" EAST 75.20 FEET TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF SAID LOT 15; THENCE ALONG SAID LINE EXTENSION SOUTH 79°30'00" WEST 11.23 FEET TO THE SOUTHEAST CORNER OF SAID LOT 15; THENCE ALONG THE EAST LINE OF SAID LOT 15 NORTH 10°30'00" WEST 75.00 FEET TO THE **POINT OF BEGINNING**.

SITUATE IN SKAGIT COUNTY, WASHINGTON.





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### EXHIBIT '12'

#### LEGAL DESCRIPTION

#### LAND ATTACHING TO LOT 16, PLAT OF SKAGIT BEACH NO. 5

THAT PORTION OF TRACT 'E', AS ORIGINALLY CREATED ON THE PLAT OF SKAGIT BEACH NO.1 ACCORDING TO THE MAP THEREOF RECORDED UNDER VOLUME 8 OF PLATS, PAGE 71, RECORDS OF SKAGIT COUNTY, WASHINGTON, AND AS RECONFIGURED BY THE PLAT OF SKAGIT BEACH NO. 5 ACCORDING TO THE MAP THEREOF RECORDED UNDER VOLUME 10 OF PLATS, PAGE 27, RECORDS OF SKAGIT COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

**BEGINNING** AT THE NORTHEAST CORNER OF LOT 16 OF SAID PLAT OF SKAGIT BEACH NO. 5; THENCE ALONG THE EASTERLY EXTENSION OF THE NORTH LINE OF SAID LOT 16, NORTH 79°30'00" EAST 11.23 FEET; THENCE SOUTH 09°02'45" EAST 75.02 FEET TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF SAID LOT 16; THENCE ALONG SAID LINE EXTENSION SOUTH 79°30'00" WEST 9.33 FEET TO THE SOUTHEAST CORNER OF SAID LOT 16; THENCE ALONG THE EAST LINE OF SAID LOT 16 NORTH 10°30'00" WEST 75.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 770 SQUARE FEET, MORE OR LESS.

SITUATE IN SKAGIT COUNTY, WASHINGTON.





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**EXHIBIT '13'**

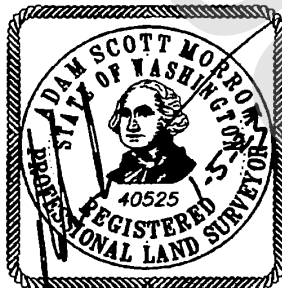
**LEGAL DESCRIPTION  
OF RECONFIGURED LOT 16 (POST LOT LINE ADJUSTMENT)**

LOT 16, PLAT OF SKAGIT BEACH NO. 5, ACCORDING TO THE MAP THEREOF RECORDED UNDER VOLUME 10 OF PLATS, PAGE 27, RECORDS OF SKAGIT COUNTY, WASHINGTON.

TOGETHER WITH THAT PORTION OF TRACT 'E', AS ORIGINALLY CREATED ON THE PLAT OF SKAGIT BEACH NO. 1 ACCORDING TO THE MAP THEREOF RECORDED UNDER VOLUME 8 OF PLATS, PAGE 71, RECORDS OF SKAGIT COUNTY, WASHINGTON, AND AS RECONFIGURED BY SAID PLAT OF SKAGIT BEACH NO. 5, DESCRIBED AS FOLLOWS:

**BEGINNING** AT THE NORTHEAST CORNER OF LOT 16 OF SAID PLAT OF SKAGIT BEACH NO. 5; THENCE ALONG THE EASTERLY EXTENSION OF THE NORTH LINE OF SAID LOT 16, NORTH 79°30'00" EAST 11.23 FEET; THENCE SOUTH 09°02'45" EAST 75.02 FEET TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF SAID LOT 16; THENCE ALONG SAID LINE EXTENSION SOUTH 79°30'00" WEST 9.33 FEET TO THE SOUTHEAST CORNER OF SAID LOT 16; THENCE ALONG THE EAST LINE OF SAID LOT 16 NORTH 10°30'00" WEST 75.00 FEET TO THE **POINT OF BEGINNING**.

SITUATE IN SKAGIT COUNTY, WASHINGTON.





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### **EXHIBIT '14'**

#### **LEGAL DESCRIPTION LAND ATTACHING TO LOT 17, PLAT OF SKAGIT BEACH NO. 5**

THAT PORTION OF TRACT 'E', AS ORIGINALLY CREATED ON THE PLAT OF SKAGIT BEACH NO.1 ACCORDING TO THE MAP THEREOF RECORDED UNDER VOLUME 8 OF PLATS, PAGE 71, RECORDS OF SKAGIT COUNTY, WASHINGTON, AND AS RECONFIGURED BY THE PLAT OF SKAGIT BEACH NO. 5 ACCORDING TO THE MAP THEREOF RECORDED UNDER VOLUME 10 OF PLATS, PAGE 27, RECORDS OF SKAGIT COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

**BEGINNING** AT THE NORTHEAST CORNER OF LOT 17 OF SAID PLAT OF SKAGIT BEACH NO. 5; THENCE ALONG THE EASTERLY EXTENSION OF THE NORTH LINE OF SAID LOT 17, NORTH 79°30'00" EAST 9.33 FEET; THENCE SOUTH 09°46'35" EAST 38.09 FEET; THENCE SOUTH 13°31'40" EAST 36.96 FEET TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF SAID LOT 17; THENCE ALONG SAID LINE EXTENSION SOUTH 79°30'00" WEST 10.80 FEET TO THE SOUTHEAST CORNER OF SAID LOT 17; THENCE ALONG THE EAST LINE OF SAID LOT 17 NORTH 10°30'00" WEST 75.00 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 708 SQUARE FEET, MORE OR LESS.

SITUATE IN SKAGIT COUNTY, WASHINGTON.





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**EXHIBIT '15'**

**LEGAL DESCRIPTION  
OF RECONFIGURED LOT 17 (POST LOT LINE ADJUSTMENT)**

LOT 17, PLAT OF SKAGIT BEACH NO. 5, ACCORDING TO THE MAP THEREOF RECORDED UNDER VOLUME 10 OF PLATS, PAGE 27, RECORDS OF SKAGIT COUNTY, WASHINGTON.

TOGETHER WITH THAT PORTION OF TRACT 'E', AS ORIGINALLY CREATED ON THE PLAT OF SKAGIT BEACH NO. 1 ACCORDING TO THE MAP THEREOF RECORDED UNDER VOLUME 8 OF PLATS, PAGE 71, RECORDS OF SKAGIT COUNTY, WASHINGTON, AND AS RECONFIGURED BY SAID PLAT OF SKAGIT BEACH NO. 5, DESCRIBED AS FOLLOWS:

**BEGINNING** AT THE NORTHEAST CORNER OF LOT 17 OF SAID PLAT OF SKAGIT BEACH NO. 5; THENCE ALONG THE EASTERLY EXTENSION OF THE NORTH LINE OF SAID LOT 17, NORTH 79°30'00" EAST 9.33 FEET; THENCE SOUTH 09°46'35" EAST 38.09 FEET; THENCE SOUTH 13°31'40" EAST 36.96 FEET TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF SAID LOT 17; THENCE ALONG SAID LINE EXTENSION SOUTH 79°30'00" WEST 10.80 FEET TO THE SOUTHEAST CORNER OF SAID LOT 17; THENCE ALONG THE EAST LINE OF SAID LOT 17 NORTH 10°30'00" WEST 75.00 FEET TO THE **POINT OF BEGINNING**.

SITUATE IN SKAGIT COUNTY, WASHINGTON.





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### **EXHIBIT '16'**

#### **LEGAL DESCRIPTION**

#### **LAND ATTACHING TO LOT 18, PLAT OF SKAGIT BEACH NO. 5**

THAT PORTION OF TRACT 'E', AS ORIGINALLY CREATED ON THE PLAT OF SKAGIT BEACH NO.1 ACCORDING TO THE MAP THEREOF RECORDED UNDER VOLUME 8 OF PLATS, PAGE 71, RECORDS OF SKAGIT COUNTY, WASHINGTON, AND AS RECONFIGURED BY THE PLAT OF SKAGIT BEACH NO. 5 ACCORDING TO THE MAP THEREOF RECORDED UNDER VOLUME 10 OF PLATS, PAGE 27, RECORDS OF SKAGIT COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

**BEGINNING** AT THE NORTHEAST CORNER OF LOT 18 OF SAID PLAT OF SKAGIT BEACH NO. 5; THENCE ALONG THE EASTERLY EXTENSION OF THE NORTH LINE OF SAID LOT 18, NORTH 79°30'00" EAST 10.80 FEET; THENCE SOUTH 03°57'51" EAST 75.49 FEET TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF SAID LOT 18; THENCE ALONG SAID LINE EXTENSION SOUTH 79°30'00" WEST 2.20 FEET TO THE SOUTHEAST CORNER OF SAID LOT 18; THENCE ALONG THE EAST LINE OF SAID LOT 18 NORTH 10°30'00" WEST 75.00 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 487 SQUARE FEET, MORE OR LESS.

SITUATE IN SKAGIT COUNTY, WASHINGTON.





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**EXHIBIT '17'**

**LEGAL DESCRIPTION  
OF RECONFIGURED LOT 18 (POST LOT LINE ADJUSTMENT)**

LOT 18, PLAT OF SKAGIT BEACH NO. 5, ACCORDING TO THE MAP THEREOF RECORDED UNDER VOLUME 10 OF PLATS, PAGE 27, RECORDS OF SKAGIT COUNTY, WASHINGTON.

TOGETHER WITH THAT PORTION OF TRACT 'E', AS ORIGINALLY CREATED ON THE PLAT OF SKAGIT BEACH NO.1 ACCORDING TO THE MAP THEREOF RECORDED UNDER VOLUME 8 OF PLATS, PAGE 71, RECORDS OF SKAGIT COUNTY, WASHINGTON, AND AS RECONFIGURED BY SAID PLAT OF SKAGIT BEACH NO. 5, DESCRIBED AS FOLLOWS:

**BEGINNING** AT THE NORTHEAST CORNER OF LOT 18 OF SAID PLAT OF SKAGIT BEACH NO. 5; THENCE ALONG THE EASTERLY EXTENSION OF THE NORTH LINE OF SAID LOT 18, NORTH 79°30'00" EAST 10.80 FEET; THENCE SOUTH 03°57'51" EAST 75.49 FEET TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF SAID LOT 18; THENCE ALONG SAID LINE EXTENSION SOUTH 79°30'00" WEST 2.20 FEET TO THE SOUTHEAST CORNER OF SAID LOT 18; THENCE ALONG THE EAST LINE OF SAID LOT 18 NORTH 10°30'00" WEST 75.00 FEET TO THE **POINT OF BEGINNING**.

SITUATE IN SKAGIT COUNTY, WASHINGTON.



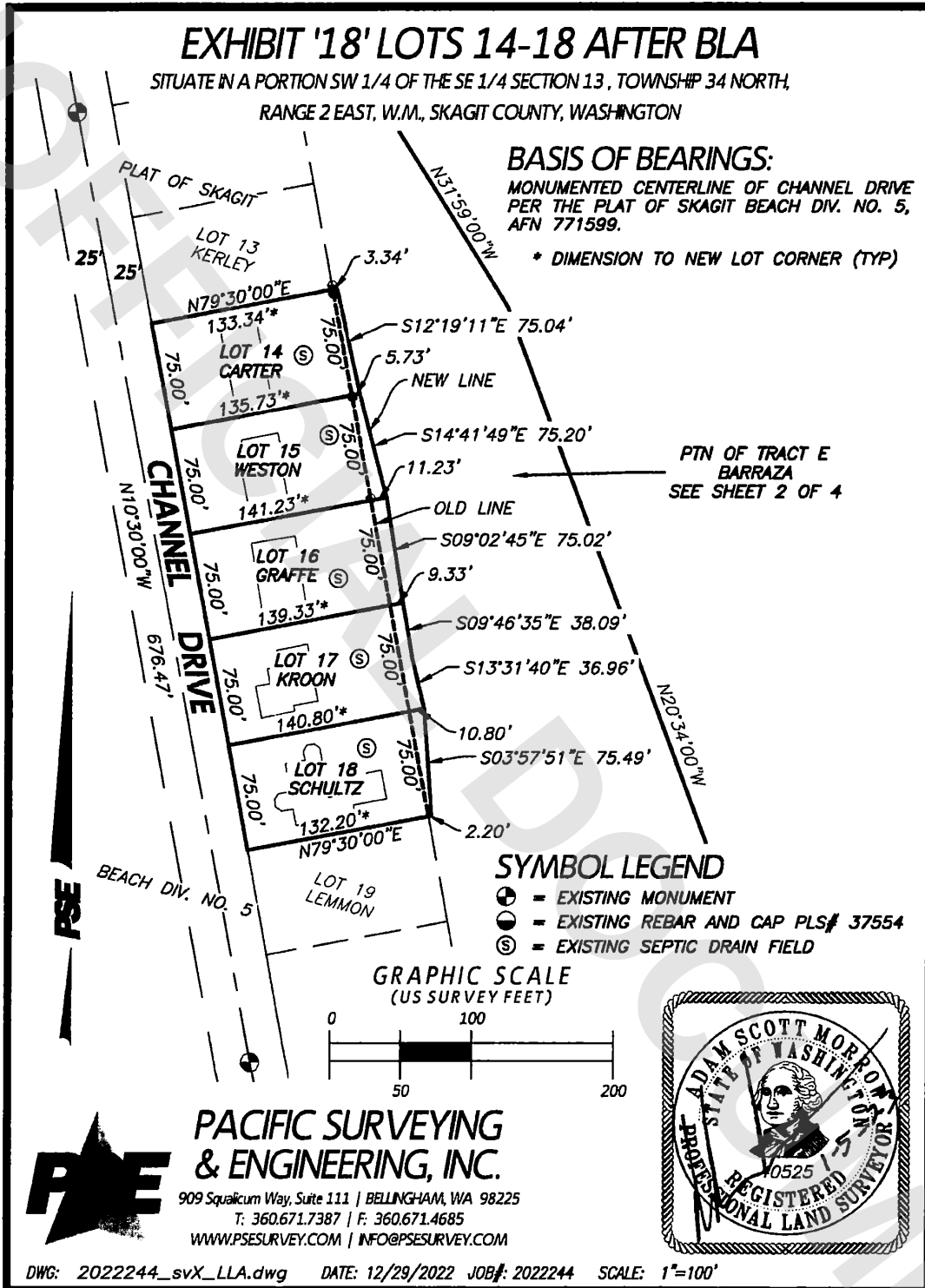
# EXHIBIT '18' LOTS 14-18 AFTER BLA

SITUATE IN A PORTION SW 1/4 OF THE SE 1/4 SECTION 13, TOWNSHIP 34 NORTH,  
RANGE 2 EAST, W.M., SKAGIT COUNTY, WASHINGTON

## BASIS OF BEARINGS:

MONUMENTED CENTERLINE OF CHANNEL DRIVE  
PER THE PLAT OF SKAGIT BEACH DIV. NO. 5,  
AFN 771599.

\* DIMENSION TO NEW LOT CORNER (TYP)





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**EXHIBIT '19'**

**LEGAL DESCRIPTION  
 OF RECONFIGURED TRACT 'E' (POST LOT LINE ADJUSTMENT)**

TRACT E, AS ORIGINALLY CREATED ON THE PLAT OF SKAGIT BEACH NO.1 ACCORDING TO THE MAP THEREOF RECORDED UNDER VOLUME 8 OF PLATS, PAGE 71, RECORDS OF SKAGIT COUNTY, WASHINGTON, AND AS RECONFIGURED BY THE PLAT OF SKAGIT BEACH NO. 5, ACCORDING TO THE MAP THEREOF RECORDED UNDER VOLUME 10 OF PLATS, PAGE 27, RECORDS OF SKAGIT COUNTY, WASHINGTON.

EXCEPTING THEREFROM THAT PORTION OF SAID TRACT 'E' DESCRIBED AS FOLLOWS:

**BEGINNING** AT THE NORTHEAST CORNER OF LOT 14 OF SAID PLAT OF SKAGIT BEACH NO. 5; THENCE ALONG THE EASTERLY EXTENSION OF THE NORTH LINE OF SAID LOT 14, NORTH 79°30'00" EAST 3.34 FEET; THENCE SOUTH 12°19'11" EAST 75.04 FEET; THENCE SOUTH 14°41'49" EAST 75.20 FEET; THENCE SOUTH 09°02'45" EAST 75.02 FEET; THENCE SOUTH 09°46'35" EAST 38.09 FEET; THENCE SOUTH 13°31'40" EAST 36.96 FEET; THENCE SOUTH 03°57'51" EAST 75.49 FEET TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF LOT 18 OF SAID PLAT OF SKAGIT BEACH NO. 5; THENCE ALONG SAID LINE EXTENSION SOUTH 79°30'00" WEST 2.20 FEET TO THE SOUTHEAST CORNER OF SAID LOT 18; THENCE ALONG THE EAST LINE OF LOTS 14 THROUGH 18 NORTH 10°30'00" WEST 375.00 FEET TO THE **POINT OF BEGINNING**.

EXCEPT THAT PORTION OF TRACT "E", "PLAT OF SKAGIT BEACH NO. 1", AS PER PLAT RECORDED IN VOLUME 8 OF PLATS, PAGE 71, RECORDS OF SKAGIT COUNTY, WASHINGTON, LYING NORTHERLY OF THE NORTH LINE OF LOT 12, "PLAT OF SKAGIT BEACH DIV. NO. 5, A REPLAT OF TRACTS "A" AND "F" OF SKAGIT BEACH NO. 1, SKAGIT COUNTY, WASHINGTON, AND THE EXTENSION OF SAID NORTH LINE EASTERLY TO THE EASTERLY LINE OF SAID TRACT "E".

CONTAINING 2,940 SQUARE FEET, MORE OR LESS.

SITUATE IN SKAGIT COUNTY, WASHINGTON.



# EXHIBIT '20' TRACT E AFTER BLA

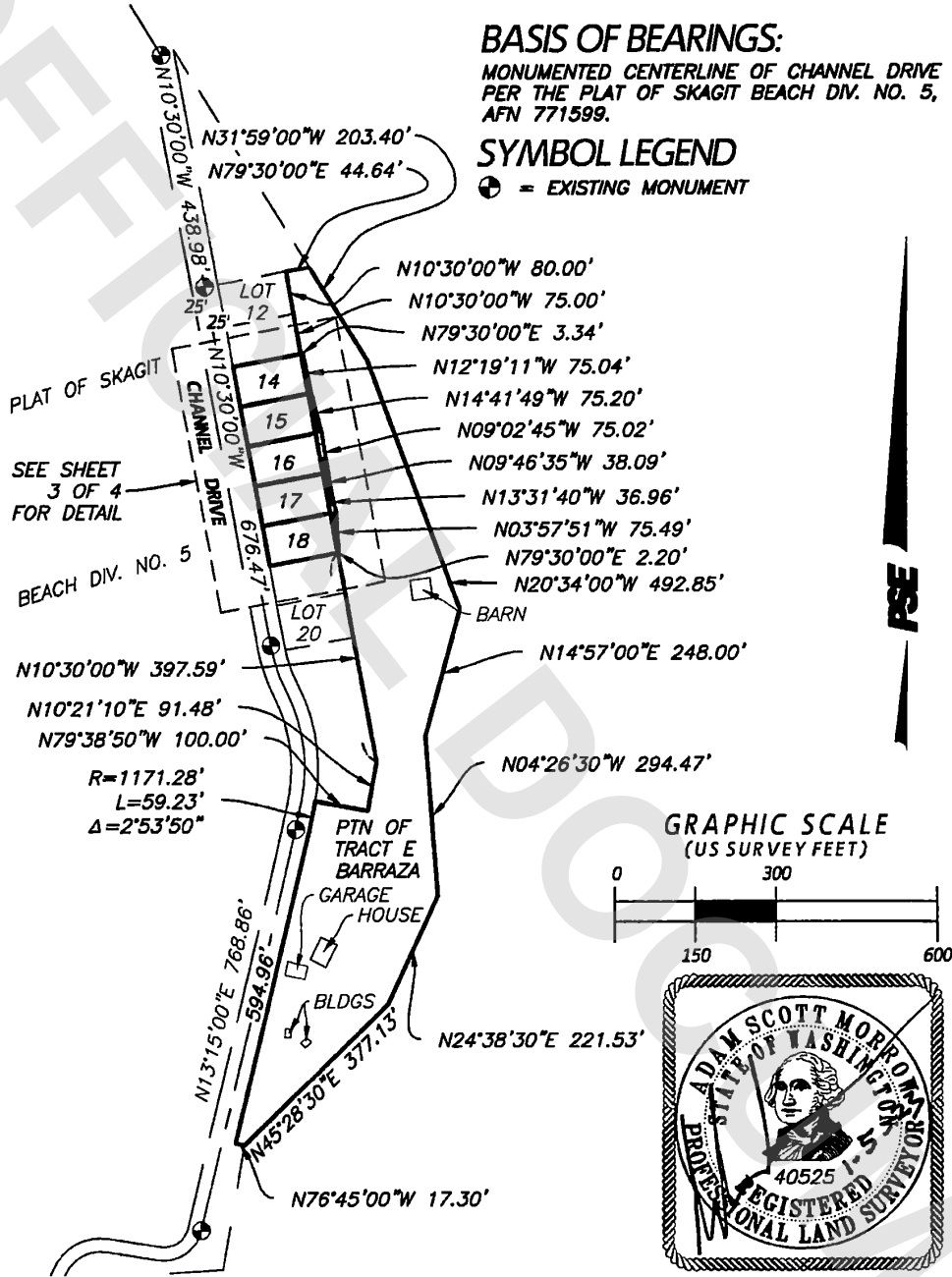
SITUATE IN A PORTION OF THE SW 1/4 OF THE SE 1/4 OF SECTION 13, TOWNSHIP 34 NORTH,  
RANGE 2 EAST, W.M., SKAGIT COUNTY, WASHINGTON

### BASIS OF BEARINGS:

MONUMENTED CENTERLINE OF CHANNEL DRIVE  
PER THE PLAT OF SKAGIT BEACH DIV. NO. 5,  
AFN 771599.

### SYMBOL LEGEND

⊕ = EXISTING MONUMENT



DWG: 2022244\_svX\_LLA.dwg DATE: 12/29/2022 JOB#: 2022244 SCALE: 1"=300'

**EXHIBIT '21'**

SITUATE IN A PORTION OF THE SW 1/4 OF THE SE 1/4 OF SECTION 13, TOWNSHIP 34 NORTH,  
RANGE 2 EAST, W.M., SKAGIT COUNTY, WASHINGTON

AREA TABLE		
TRACT E BEFORE	6.02 AC	262,388 SF
TRACT E AFTER	5.96 AC	259,445 SF
LOT 14 BEFORE	0.22 AC	9,750 SF
LOT 14 AFTER	0.23 AC	10,090 SF
LOT 15 BEFORE	0.22 AC	9,750 SF
LOT 15 AFTER	0.24 AC	10,385 SF
LOT 16 BEFORE	0.22 AC	9,750 SF
LOT 16 AFTER	0.24 AC	10,520 SF
LOT 17 BEFORE	0.22 AC	9,750 SF
LOT 17 AFTER	0.24 AC	10,458 SF
LOT 18 BEFORE	0.22 AC	9,750 SF
LOT 18 AFTER	0.22 AC	10,237 SF



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DWG: 2022244\_svX\_LLA.dwg DATE: 12/29/2022 JOB#: 2022244 SCALE: 1"=100'