



202310250028

10/25/2023 11:30 AM Pages: 1 of 9 Fees: \$211.50
Skagit County Auditor

When recorded return to:

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2023 8509

OCT 25 2023

Amount Paid \$ 0

Skagit Co. Treasurer
By Deputy

COVER SHEET

Document Title: QUIT CLAIM DEED

Reference Number: _____

Grantor(s): _____ () additional grantor names on page _____

1. RAYMOND MAICHEN AND SHERRY AUBRE ADAMS, HUSBAND AND WIFE

2. _____

Grantee(s): _____ () additional grantee names on page _____

1. JONATHAN I PETRICH AND ALIA L. PETRICH, HUSBAND AND WIFE

2. _____

Abbreviated legal description: _____ (X) full legal on page _____

PORTION SECTION SECTION 7, TOWNSHIP 35, RANGE 2; PTN NE NE AKA PTN LOTS 1
AND 2, SHORT PLAT NO 40-87

Parcel/Tax ID Number: _____ () additional tax parcel number(s) on page _____

32780, 118721, 32781

Filed for the Record at Request of:

Sherry Adams
6390 S Shore Road
Anacortes, WA 98221

QUIT CLAIM DEED

THE GRANTOR,

Raymond Maichen and Sherry Aubre Adams, husband and wife,
for and in consideration of **Adjustment of Boundary Lines, WAC 458-61A-109(2)(a)(iv),**
conveys and quit claims to

THE GRANTEE,

Jonathan I. Petrich and Alia L. Petrich, husband and wife, the following described real estate,
situated in the County of Skagit, State of Washington, together with all after acquired title of the
Grantor therein:

See attached EXHIBIT "A", Legal Description Before Boundary Adjustment.

See attached EXHIBIT "B", Legal Description After Boundary Adjustment.

See attached EXHIBIT "C" and "D" for Before and After depictions of
Boundary Adjustment.

Abbreviated legal: Portion of Section 7, Township 35, Range 2; Ptn. NE, NE (aka Ptn.
Lots 1 & 2, Short Plat No. 40-87)

Tax Parcel Number(s): 350207-1-001-0007, P32780
350207-1-001-0200, P118721
350207-1-001-0106, P32781

**The herein described property will be combined or aggregated with contiguous
property owned by the parties. This boundary adjustment is not for the purposes of
creating an additional building lot.**

Reviewed and approved in Accordance with SCC Chapter 14.18.70 on

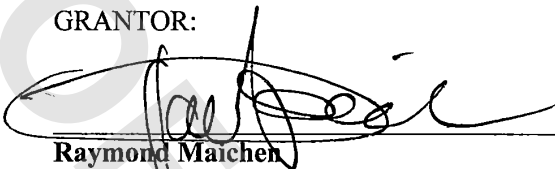
GRACE ROEDER, 6/20/2023, 2023.

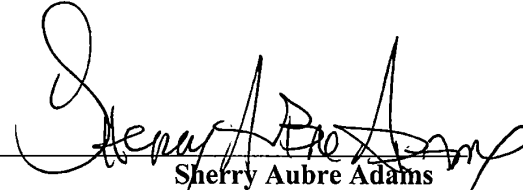
PLEASE SEE ATTACHED FOR GRACE ROEDER'S STAMP

Skagit County Planning & Development Services

DATED: July 16, 2023.

GRANTOR:


Raymond Maichen

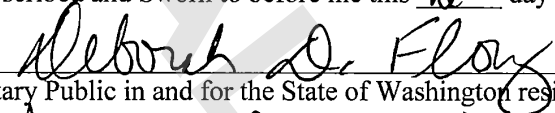

Sherry Aubre Adams

STATE OF WASHINGTON

COUNTY OF SKAGIT

I certify that I know or have satisfactory evidence that **Raymond Maichen and Sherry Aubre Adams** are the individuals who appeared before me, and said individuals acknowledged that they signed this instrument and acknowledged it to be **their** free and voluntary act for the uses and purposes mentioned in this instrument.

Subscribed and Sworn to before me this 16th day of July, 2023.


Notary Public in and for the State of Washington residing at
Anacortes (Guemesi Island).


My commission expires: 8-29-2023 (2027)



DATED: July 16, 2023.

GRANTEE:


Jonathan I. Petrich

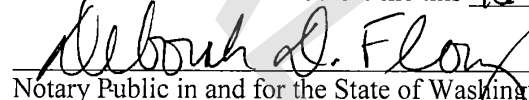

Alia L. Petrich

STATE OF WASHINGTON

COUNTY OF SKAGIT

I certify that I know or have satisfactory evidence that **Jonathan I. Petrich and Alia L. Petrich** are the individuals who appeared before me, and said individuals acknowledged that they signed this instrument and acknowledged it to be **their** free and voluntary act for the uses and purposes mentioned in this instrument.

Subscribed and Sworn to before me this 16th day of July, 2023.


Notary Public in and for the State of Washington residing at
Anacortes (Guemes Island)

My commission expires: 8-29-2023 (2027)



EXHIBIT A**LEGAL DESCRIPTIONS BEFORE BOUNDARY LINE ADJUSTMENT****LOT 1****PARCEL "A"**

Lot 1 of Skagit County Short Plat No. 40-87 as approved December 11, 1987, and recorded December 17, 1987, in Volume 8 of Short Plats, page 5, under Auditor's File No. 8712170003, records of Skagit County, Washington; being a portion of the Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 7, Township 35 North, Range 2 East, W.M.;

EXCEPT all that portion thereof described as follows:

Beginning at the Southwest corner of said Lot 1; thence South $88^{\circ}31'40''$ East, along the South line of said Lot 1, a distance of 143.85 feet to the point of beginning; thence continuing South $88^{\circ}31'40''$ East, along said South line, a distance of 166.00 feet to the Southeast corner of said Lot 1; thence North $00^{\circ}34'47''$ East, along the East line of said Lot 1, a distance of 499.41; thence South $19^{\circ}03'12''$ West a distance of 523.82 feet to the true point of beginning;

Situate in the County of Skagit, State of Washington.

PARCEL B

That portion of Lot 2, Short Plat No. 40-87 as approved December 11, 1987, and recorded December 17, 1987, in Volume 8 of Short Plats, page 5, under Auditor's file No. 8712170003, records of Skagit County, Washington; being a portion of the Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 7, Township 35 North, Range 2 East, W.M., described as follows:

Beginning at the Northeast corner of said Lot 2;
thence North $88^{\circ}54'26''$ West, along the North line of said Lot 2, a distance of 165.40 feet to the true point of beginning;
thence continuing North $88^{\circ}54'26''$ West, along said North line, a distance of 167.14 feet to the Northwest corner of said Lot 2;
thence South $00^{\circ}34'47''$ West, along the West line of said Lot 2, a distance of 501.78 feet;
thence North $19^{\circ}03'12''$ East a distance of 527.46 feet to the true point of beginning,

Situate in the County of Skagit, State of Washington.

LOT 2

Lot 2 of Skagit County Short Plat No. 40-87 as approved December 11, 1987, and recorded December 17, 1987, in Volume 8 of Short Plats, page 5, under Auditor's File No. 8712170003, records of Skagit County, Washington; being a portion of the Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 7, Township 35 North, Range 2 East, W.M.;

EXCEPT that portion of said Lot 2, Short Plat No. 40-87, as described as follows:

Beginning at the Northeast corner of said Lot 2; thence North $88^{\circ}54'26''$ West, along the North line of said Lot 2, a distance of 165.40 feet to the true point of beginning; thence continuing North $88^{\circ}54'26''$ West, along said North line, a distance of 167.14 feet to the Northwest corner of said Lot 2; thence South $00^{\circ}34'47''$ West, along the West line of said Lot 2, a distance of 501.78; thence North $19^{\circ}03'12''$ East a distance of 527.46 feet to the true point of beginning;

TOGETHER WITH that portion of Lot 1, Short Plat No. 40-87, approved December 11, 1987, recorded December 17, 1987 in Volume 8 of Short Plats, page 5, under Auditor's File No. 8712170003, and being a portion of the Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 7, Township 35 North, Range 2 East, W.M., described as follows:

Beginning at the Southwest corner of said Lot 1; thence South $88^{\circ}31'40''$ East, along the South line of said Lot 1, a distance of 143.85 feet to the point of beginning; thence continuing South $88^{\circ}31'40''$ East, along said South line, a distance of 166.00 feet to the Southeast corner of said Lot 1; thence North $00^{\circ}34'47''$ East, along the East line of said Lot 1, a distance of 499.41; thence South $19^{\circ}03'12''$ West a distance of 523.82 feet to the true point of beginning;

AND ALSO TOGETHER WITH an easement for access and utilities over the South 30 feet of said

Lot 1, Short Plat No. 40-87 lying West of the above described portion of said Lot 1.

Situate in the County of Skagit, State of Washington.

EXHIBIT B**LEGAL DESCRIPTIONS AFTER BOUNDARY LINE ADJUSTMENT****LOT 1**

That portion of Lots 1 and 2 of Skagit County Short Plat No. 40-87 as approved December 11, 1987, and recorded December 17, 1987, in Volume 8 of Short Plats, page 5, under Auditor's File No. 8712170003, records of Skagit County, Washington; being a portion of the Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 7, Township 35 North, Range 2 East, W.M described as follows;

BEGINNING at the Northwest corner of said Lot 1; thence South $88^{\circ}54'26''$ East, along the North line of said Lots 1 and 2, a distance of 665.08 feet to the Northeast corner of said Lot 2;

Thence South $45^{\circ}41'43''$ West, 904.72 feet to the West boundary of said Lot 1;

Thence North $0^{\circ}47'33''$ East, 50.37 feet;

Thence Northwest along a curve to the left with a radius of 690.00 feet, a length of 169.61 feet and an internal radius of $14^{\circ}05'03''$.

Thence North $13^{\circ}17'30''$ West, 20.29 feet;

Thence North $0^{\circ}41'12''$ East, 406.37 feet to the **POINT OF BEGINNING**.

Situate in the County of Skagit, State of Washington.

LOT 2

That portion of Lots 1 and 2 of Skagit County Short Plat No. 40-87 as approved December 11, 1987, and recorded December 17, 1987, in Volume 8 of Short Plats, page 5, under Auditor's File No. 8712170003, records of Skagit County, Washington; being a portion of the Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 7, Township 35 North, Range 2 East, W.M described as follows;

BEGINNING at the Southwest corner of said Lot 1 along the West boundary of said Lot 1;

Thence North $0^{\circ}47'33''$ East, 354.94 feet;

Thence North $45^{\circ}41'43''$ East, 904.72 feet to the Northeast corner of said Lot 2;

Thence South $0^{\circ}34'47''$ West, 1003.39 feet to the Southeast corner of said Lot 2;

Thence North $88^{\circ}31'40''$ West, 642.42 feet to the **POINT OF BEGINNING**.

BOUNDARY ADJUSTMENT

Reviewed and approved in accordance
with Skagit County Code Chapter 14.05

M. Roder
Skagit Co. Planning & Dev. Services

6/20/2023
Date

