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11/21/2023 03:34 PM Pages: 1 of 12 Fees: \$214.50
Skagit County Auditor



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12/08/2023 02:23 PM Pages: 1 of 12 Fees: \$214.50
Skagit County Auditor

SKAGIT COUNTY
REAL ESTATE EXCISE TAX

2023-8828
NOV 21 2023

Amount Paid \$
Skagit Co. Treasurer
By KO Deputy

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2023-8972
DEC 08 2023

Amount Paid \$
By SUB Skagit Co. Treasurer
Deputy

When recorded return to:

Craig Sjostrom
1204 Cleveland Ave.
Mount Vernon, Washington 98273

Re-record to correct
legal description

Quitclaim Deed

(Boundary Line Adjustment)

MELVIN

Grantor: Myron M. Cheek, AHSP
Grantee: Cheek Testamentary Trust
Legal Description: ptn S ½ NW ¼ NE ¼ 14-34N-4EWM
Assessor's Property Tax Parcel or Account Nos.: P24720; P24722
Reference Nos of Documents Assigned or Released: N/A

MELVIN

THIS INDENTURE is made this 17TH day of NOVEMBER, 2023,
between Myron M. Cheek, a married person as his separate property, Grantor, and The Cheek
Testamentary Trust, Myron M. Cheek, Trustee, Grantee.

Recitals

- Grantor is the owner of the property bearing Skagit County Assessor's parcel no. P24720, more particularly described in the attached Exhibit A.
- Grantee is the owner of the property bearing Skagit County Assessor's parcel no. P24722, more particularly described in the attached Exhibit B.
- The parties wish to reconfigure and adjust the boundaries amongst the said parcels, with a portion of Grantor's property, described in the attached Exhibit C, to be incorporated into Grantee's property.

- d. The adjusted description of Grantor's property is set forth in the attached Exhibit D.
- e. The adjusted description of Grantee's property is set forth in the attached Exhibit E.
- f. A diagram showing the adjusted boundaries of the two parcels is attached as Exhibit F.

Conveyance

THEREFORE, for and in consideration of the said boundary line adjustment, and for no monetary consideration, grantor does hereby QUIT CLAIM to the grantee all of his interest in the real property lying and being in the county of Skagit and State of Washington, and described in the attached Exhibit C.

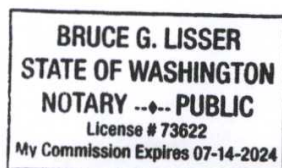
This boundary adjustment is not for the purposes of creating an additional building lot.


MYRON M. CHEEK

STATE OF WASHINGTON)
 :SS
COUNTY OF SKAGIT)

On this day personally appeared before me Myron M. Cheek, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 17th day of November, 2023.




NOTARY PUBLIC in and for the State of Washington, residing at
Mount Vernon
My commission expires: 7-14-24
Name: Bruce G. Lisser

Exhibit "A"

**Myron M. Cheek, Parcel
Prior to Boundary Line Adjustment
(Skagit County Assessor's Parcel No. P-24720)**

Parcel "A"

The North 1/2 of the Northwest 1/4 ~~of the Northwest 1/4~~ of the Northeast 1/4 of Section 14,
Township 34 North, Range 4 East, W.M.,

EXCEPT the West 198 feet thereof,

AND EXCEPT the following described tract:

BEGINNING at a point on the South line of said North 1/2 of the Northwest
1/4 of the Northwest 1/4 of the Northeast 1/4, 198 feet East of the Southwest
corner thereof;
thence North 475 feet;
thence East 550 feet;
thence South 475 feet to the South line of said subdivision;
thence West along said South line, 550 feet to the POINT OF BEGINNING.

TOGETHER WITH a non-exclusive easement for ingress, egress and operating and
maintaining an open pit mine over and across a strip of land 50 feet in width, being the North
50 feet of the Northeast 1/4, of the Northwest 1/4 of Section 14, Township 34 North, Range 4
East, W.M. All lying Easterly of State Highway No. 9 and the North 50 feet of the West 198
feet to the Northwest 1/4 of the Northeast 1/4, of said Section 14.

Parcel "B"

The West 198 feet of the North 1/2 of the Northwest 1/4 of the Northeast 1/4 of Section 14,
Township 34 North, Range 4 East, W.M.

Parcel "C"

The North 50 feet of the Northeast 1/4 of the Northwest 1/4 of Section 14, Township 34
North, Range 4 East, W.M., lying Easterly of State Highway 9.

Parcel "D"

That portion of the Northeast 1/4 of the Northwest 1/4 of Section 14, Township 34 North,
Range 4 East, W.M., lying Northerly and Easterly of the following described line:

BEGINNING at the Northeast corner of said subdivision;
thence South 0°25'05" East along the East line of said subdivision, a distance
of 216 feet;
thence North 64°23'53" West, a distance of 191.82 feet;
thence North 39°46'55" East a distance of 37.5 feet to the POINT OF
BEGINNING of said line;
thence South 53°08'04" East, a distance of 186.20 feet to the terminal point of
said line;

EXCEPT the North 50 feet of said Northeast 1/4 of the Northwest 1/4 lying Easterly of State
Highway No. 9;

AND EXCEPT any portion of said Northeast 1/4 of the Northwest 1/4 lying Northwesterly of
the Southeasterly right-of-way margin of State Highway No. 9.

Parcel "E"

That portion of the South 1/2 of the Northwest 1/4 of the Northeast 1/4 of Section 14, Township 34 North, Range 4 East, W.M., being more particularly described as follows:

Commencing at the Northwest corner of said subdivision;
thence South 89°14'42" East along the North line of said South 1/2 of the Northwest 1/4 of the Northeast 1/4 for a distance of 583.38 feet to the TRUE POINT OF BEGINNING;
thence South 14°52'00" East for a distance of 100.00 feet;
thence South 89°21'37" East for a distance of 66.55 feet;
thence continue South 89°21'37" East for a distance of 682.57 feet, more or less, to the East line of said South 1/2 of the Northwest 1/4 of the Northeast 1/4;
thence North 1°41'23" West along said East line for a distance of 94.88 feet, more or less, to the Northeast corner of said South 1/2 of the Northwest 1/4 of the Northeast 1/4 at a point bearing South 89°14'42" East from the TRUE POINT OF BEGINNING;
thence North 89°14'42" West along the North line of said subdivision for a distance of 772.00 feet, more or less, to the TRUE POINT OF BEGINNING.

Parcel "F"

That portion of the West 1/2 of the Northeast 1/4 of the Northeast 1/4 of Section 14, Township 34 North, Range 4 East, W.M. lying Northerly of the following described line:

Commencing at the Northwest corner of said West 1/2 of the Northeast 1/4 of the Northeast 1/4;
thence South 1°41'23" East along the West line of said subdivision for a distance of 817.48 feet to the TRUE POINT OF BEGINNING of said line description;
thence South 89°21'38" East for a distance of 223.55 feet;
thence South 48°39'51" East for a distance of 138.02 feet;
thence South 89°21'38" East for a distance of 84.00 feet;
thence North 1°41'25" West for a distance of 449.38 feet;
thence South 89°21'38" East for a distance of 269.44 feet, more or less, to the East line of said West 1/2 of the Northeast 1/4 of the Northeast 1/4 at a point bearing South 1°35'52" East, a distance of 455.41 feet, from the Northeast corner of said subdivision and being the terminus of said line.

ALL OF THE ABOVE PARCELS BEING SUBJECT TO and TOGETHER WITH easements, reservations, restrictions, covenants, liens, leases, court causes and other instruments of record.

All of the above situate in the County of Skagit, State of Washington.



Exhibit "B"**Cheek Testamentary Trust, Myron M. Cheek, Trustee, Parcel
Prior to Boundary Line Adjustment
(Skagit County Assessor's Parcel Number P-24722)**

Lot 1, Skagit County Short Plat No. PL-12-0058, approved December 19, 2012 and recorded December 14, 2012 under Skagit County Auditor's File No. 201212140136, being a portion of the Northeast 1/4 of Section 14, Township 34 North, Range 4 East, W.M.

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.



11-14-23

Exhibit "C"

**Portion of Myron M. Cheek, Parcel
(Skagit County Assessor's Parcel No. P-24720)
To be Boundary Line Adjusted into
Cheek Testamentary Trust, Myron M. Cheek, Trustee, Parcel
(Skagit County Assessor's Parcel Number P-24722)**

That portion of the South 1/2 of the Northwest 1/4 of the Northeast 1/4 of Section 14, Township 34 North, Range 4 East, W.M., described as follows:

BEGINNING at the Northeast corner of Lot 1, Skagit County Short Plat No. PL-12-0058, approved December 19, 2012 and recorded December 14, 2012 under Skagit County Auditor's File No. 201212140136, being a portion of the Northeast 1/4 of Section 14, Township 34 North, Range 4 East, W.M.;
thence North 1°41'23" West along the Northerly project of the East line of said Lot 1, Skagit County Short Plat No. PL-12-0058, also being along the East line of said South 1/2 of the Northwest 1/4 of the Northeast 1/4 for a distance of 55.00 feet;
thence North 89°21'37" West parallel with the North line of said Lot 1, Skagit County Short Plat No. PL-12-0058 for a distance of 95.00 feet;
thence South 1°41'23" East for a distance of 55.00 feet to said North line of Lot 1, Skagit County Short Plat No. PL-12-0058 at a point bearing North 89°21'37" West from the POINT OF BEGINNING;
thence South 89°21'37" East along said North line for a distance of 95.00 feet to the POINT OF BEGINNING.

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.

Containing 3,221 sq. ft., 0.12 acres

The above described property is to be combined or aggregated with contiguous property to the south (Parcel No. P-24722) owned by the Grantee.

This Boundary Line Adjustment is not for the purpose of creating an additional building lot.

APPROVED

Reviewed and approved in accordance with Skagit County Code, Chapter 14.18.700

Skagit County

By: _____

Title: _____

Date: _____



11-14-23

Exhibit "D"

**Myron M. Cheek, Parcel
After Boundary Line Adjustment
(Skagit County Assessor's Parcel No. P-24720)**

Parcel "A"

The North 1/2 of the Northwest 1/4 ~~of the Northwest 1/4~~ of the Northeast 1/4 of Section 14, Township 34 North, Range 4 East, W.M.,

EXCEPT the West 198 feet thereof,

AND EXCEPT the following described tract:

BEGINNING at a point on the South line of said North 1/2 of the Northwest 1/4 of the Northeast 1/4 of the Northeast 1/4, 198 feet East of the Southwest corner thereof;
thence North 475 feet;
thence East 550 feet;
thence South 475 feet to the South line of said subdivision;
thence West along said South line, 550 feet to the POINT OF BEGINNING.

TOGETHER WITH a non-exclusive easement for ingress, egress and operating and maintaining an open pit mine over and across a strip of land 50 feet in width, being the North 50 feet of the Northeast 1/4, of the Northwest 1/4 of Section 14, Township 34 North, Range 4 East, W.M. All lying Easterly of State Highway No. 9 and the North 50 feet of the West 198 feet to the Northwest 1/4 of the Northeast 1/4, of said Section 14.

Parcel "B"

The West 198 feet of the North 1/2 of the Northwest 1/4 of the Northeast 1/4 of Section 14, Township 34 North, Range 4 East, W.M.

Parcel "C"

The North 50 feet of the Northeast 1/4 of the Northwest 1/4 of Section 14, Township 34 North, Range 4 East, W.M., lying Easterly of State Highway 9.

Parcel "D"

That portion of the Northeast 1/4 of the Northwest 1/4 of Section 14, Township 34 North, Range 4 East, W.M., lying Northerly and Easterly of the following described line:

BEGINNING at the Northeast corner of said subdivision;
thence South 0°25'05" East along the East line of said subdivision, a distance of 216 feet;
thence North 64°23'53" West, a distance of 191.82 feet;
thence North 39°46'55" East a distance of 37.5 feet to the POINT OF BEGINNING of said line;
thence South 53°08'04" East, a distance of 186.20 feet to the terminal point of said line;

EXCEPT the North 50 feet of said Northeast 1/4 of the Northwest 1/4 lying Easterly of State Highway No. 9;

AND EXCEPT any portion of said Northeast 1/4 of the Northwest 1/4 lying Northwesterly of the Southeasterly right-of-way margin of State Highway No. 9.

Parcel "E"

That portion of the South 1/2 of the Northwest 1/4 of the Northeast 1/4 of Section 14, Township 34 North, Range 4 East, W.M., being more particularly described as follows:

Commencing at the Northwest corner of said subdivision;
 thence South 89°14'42" East along the North line of said South 1/2 of the
 Northwest 1/4 of the Northeast 1/4 for a distance of 583.38 feet to the TRUE
 POINT OF BEGINNING;
 thence South 14°52'00" East for a distance of 100.00 feet;
 thence South 89°21'37" East for a distance of 66.55 feet;
 thence continue South 89°21'37" East for a distance of 682.57 feet, more or less,
 to the East line of said South 1/2 of the Northwest 1/4 of the Northeast 1/4;
 thence North 1°41'23" West along said East line for a distance of 94.88 feet,
 more or less, to the Northeast corner of said South 1/2 of the Northwest 1/4 of the
 Northeast 1/4 at a point bearing South 89°14'42" East from the TRUE POINT OF
 BEGINNING;
 thence North 89°14'42" West along the North line of said subdivision for a
 distance of 772.00 feet, more or less, to the TRUE POINT OF BEGINNING.

EXCEPT that portion of said South 1/2 of the Northwest 1/4 of the Northeast 1/4 of Section 14, Township 34 North, Range 4 East, W.M., described as follows:

BEGINNING at the Northeast corner of Lot 1, Skagit County Short Plat No. PL-12-0058, approved December 19, 2012 and recorded December 14, 2012 under Skagit County Auditor's File No. 201212140136, being a portion of the Northeast 1/4 of Section 14, Township 34 North, Range 4 East, W.M.;
 thence North 1°41'23" West along the Northerly project of the East line of said Lot 1, Skagit County Short Plat No. PL-12-0058, also being along the East line of said South 1/2 of the Northwest 1/4 of the Northeast 1/4 for a distance of 55.00 feet;
 thence North 89°21'37" West parallel with the North line of said Lot 1, Skagit County Short Plat No. PL-12-0058 for a distance of 95.00 feet;
 thence South 1°41'23" East for a distance of 55.00 feet to said North line of Lot 1, Skagit County Short Plat No. PL-12-0058 at a point bearing North 89°21'37" West from the POINT OF BEGINNING;
 thence South 89°21'37" East along said North line for a distance of 95.00 feet to the POINT OF BEGINNING.

Parcel "F"

That portion of the West 1/2 of the Northeast 1/4 of the Northeast 1/4 of Section 14, Township 34 North, Range 4 East, W.M. lying Northerly of the following described line:

Commencing at the Northwest corner of said West 1/2 of the Northeast 1/4 of the Northeast 1/4;
 thence South 1°41'23" East along the West line of said subdivision for a distance of 817.48 feet to the TRUE POINT OF BEGINNING of said line description;
 thence South 89°21'38" East for a distance of 223.55 feet;
 thence South 48°39'51" East for a distance of 138.02 feet;
 thence South 89°21'38" East for a distance of 84.00 feet;
 thence North 1°41'25" West for a distance of 449.38 feet;
 thence South 89°21'38" East for a distance of 269.44 feet, more or less, to the East line of said West 1/2 of the Northeast 1/4 of the Northeast 1/4 at a point bearing South 1°35'52" East, a distance of 455.41 feet, from the Northeast corner of said subdivision and being the terminus of said line.

ALL OF THE ABOVE PARCELS BEING SUBJECT TO and TOGETHER WITH easements, reservations, restrictions, covenants, liens, leases, court causes and other instruments of record

All of the above situate in the County of Skagit, State of Washington.

Containing 1,202,043 sq ft, 27.60 acres



Exhibit "E"**Cheek Testamentary Trust, Myron M. Cheek, Trustee, Parcel
After Boundary Line Adjustment
(Skagit County Assessor's Parcel Number P-24722 and Portion of P-24720)**

Lot 1, Skagit County Short Plat No. PL-12-0058, approved December 19, 2012 and recorded December 14, 2012 under Skagit County Auditor's File No. 201212140136, being a portion of the Northeast 1/4 of Section 14, Township 34 North, Range 4 East, W.M.

TOGETHER WITH that portion of the South 1/2 of the Northwest 1/4 of the Northeast 1/4 of Section 14, Township 34 North, Range 4 East, W.M., described as follows:

BEGINNING at the Northeast corner of Lot 1, Skagit County Short Plat No. PL-12-0058, approved December 19, 2012 and recorded December 14, 2012 under Skagit County Auditor's File No. 201212140136, being a portion of the Northeast 1/4 of Section 14, Township 34 North, Range 4 East, W.M.;
thence North 1°41'23" West along the Northerly project of the East line of said Lot 1, Skagit County Short Plat No. PL-12-0058, also being along the East line of said South 1/2 of the Northwest 1/4 of the Northeast 1/4 for a distance of 55.00 feet;
thence North 89°21'37" West parallel with the North line of said Lot 1, Skagit County Short Plat No. PL-12-0058 for a distance of 95.00 feet;
thence South 1°41'23" East for a distance of 55.00 feet to said North line of Lot 1, Skagit County Short Plat No. PL-12-0058 at a point bearing North 89°21'37" West from the POINT OF BEGINNING;
thence South 89°21'37" East along said North line for a distance of 95.00 feet to the POINT OF BEGINNING.

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.

Containing 485,198 sq ft, 11.14 acres



