

When Recorded Mail To:

Trustee Services, Inc.  
P.O. Box 2980  
Silverdale, WA 98383-2980

### PARTIAL RECONVEYANCE

TSI # W822258G-E

The undersigned as trustee under that certain Deed of Trust described below:

Original Borrower:  
PHILLIP ZIMMERMAN  
BARBARA ZIMMERMAN

Original Trustee:  
GUARDIAN NORTHWEST TITLE - SKAGIT

Original Beneficiary:  
PEOPLES BANK

Dated : 10/12/2018  
Recorded : 10/15/2018  
Auditor's F/#: 201810150040  
Book / Reel : N/A  
Page : N/A

Filed for record in SKAGIT County, State of WASHINGTON

Having received from the beneficiary under said Deed of Trust a written request to reconvey a portion of the real property described in said Deed of Trust, the undersigned does hereby grant, bargain, sell and reconvey, without warranty, to the person(s) entitled thereto all right, title and interest now held by the trustee in and to that portion of the real property described in said Deed of Trust, described as follows:


ABBREVIATED LEGAL (SEE ATTACHED EXHIBIT "A"):

LOT 4 IN SECTION 36, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M.

TAX ID NUMBER: PTN 340436-0-060-0001 (P29937) & 340436-0-061-0109 (P29939)

Date: 12/15/2023

TRUSTEE SERVICES, INC.



Daniel W. Ormerod, President

State of Washington, County of Kitsap

On 12/15/2023, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Daniel W. Ormerod to me known to be the President of the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath state that he/she is authorized to execute the said instrument.

Witness my hand and official seal hereto affixed the day and year first above written.

Notary Public in and for the State of Washington  
Residing at Silverdale, Washington

Grant Larson  
Notary Public  
State of Washington  
My Commission Expires 04/02/2025  
Lic# 21013628

**Exhibit "A" – legal description**

TSI No.: W822258G-E

That portion of Government Lot 4 in Section 36, Township 34 North, Range 4 East, W.M., described as follows:

Commencing at the Northwest corner of Government Lot 4; thence North  $89^{\circ}24'18''$  East along the North line of said Lot 4, 443.07 feet to a point where the West side of Big Lake Boulevard crosses the North line of said Lot 4, as shown on Plat of BIG LAKE WATER FRONT TRACTS, as per plat recorded in Volume 4 of Plats, page 12, records of Skagit County, Washington; thence South  $24^{\circ}25'00''$  East along the West side of Big Lake Boulevard, 345.00 feet to a point that is North  $24^{\circ}25'00''$  West, 25.00 feet from the Northeast corner of that certain tract conveyed to William Brusewitz by deed recorded July 5, 1923 as Auditor's File No. 165842 in Volume 129 of Deeds, Page 436; thence South  $89^{\circ}24'18''$  West on a line parallel with the North lot line of said Lot 4, 10.53 feet, more or less, to a point that intersects with the West line of that certain tract conveyed to Skagit County for road purposes by deed dated April 29, 1947, recorded April 30, 1947, under Auditor's File No. 403869 and the TRUE POINT OF BEGINNING; thence South  $72^{\circ}17'21''$  West, 77.71 feet, more or less, to the North line of said Brusewitz tract; thence South  $89^{\circ}24'18''$  West along the North line of said Brusewitz tract, 482.06 feet to the

Northwest corner of said Brusewitz tract; thence North  $0^{\circ}09'29''$  East parallel with the West line of Government Lot 4, 10.06 feet to the Southwest corner of that certain tract conveyed to James P. Burdick by deed recorded June 12, 1917 as Auditor's File No. 119539 in Volume 170 of Deeds, Page 70, records of Skagit County, Washington, said point is 328.42 feet South of the North line and 20.00 feet East of the West line of said Government Lot 4; thence North  $89^{\circ}24'18''$  East along the South line of said Burdick tract, 478.53 feet; thence North  $72^{\circ}17'21''$  East, 77.71 feet, more or less, to the West line of County Road conveyed to Skagit County for road purposes by deed dated April 29, 1947, recorded April 30, 1947, under Auditor's File No. 403869; thence South  $24^{\circ}25'00''$  East, 10.62 feet along the West line of County Road to the TRUE POINT OF BEGINNING.

Situate in the County of Skagit, State of Washington;