

Filed for Record at the Request of:
CSD ATTORNEYS AT LAW P.S.
1500 Railroad Avenue
Bellingham, WA 98225
(360) 671-1796

Real Estate Excise Tax
Exempt
Skagit County Treasurer
By Kaylee Oudman
Affidavit No. 20249249
Date 01/04/2024

QUITCLAIM DEED

Grantor(s): JOANELL TYLOR FINEGAN

Grantee(s): JOANELL TYLOR

Legal Description(s): PTN OF LOT 121, REPLAT OF 1ST ADDN TO BIG LAKE
WATERFRONT TRACTS;
PTN OF LOTS 9 AND 10, REPLAT OF 1ST ADDN TO BIG LAKE
WATERFRONT TRACTS, LOTS 122-127;
PTN OF LOTS 9 AND 10, REPLAT OF 1ST ADDN TO BIG LAKE
WATERFRONT TRACTS, LOTS 122-127;
LOT 11, REPLAT OF 1ST ADDN TO BIG LAKE WATERFRONT
TRACTS, LOTS 122-127;
LOT 12, REPLAT OF 1ST ADDN TO BIG LAKE WATERFRONT
TRACTS, LOTS 122-127;
PTN. LOTS 7-8, REPLAT OF 1ST ADDN TO BIG LAKE WATERFRONT
TRACTS, LOTS 122-127

Tax Parcel No(s): P62142; P78694; P78695; P78696; P78697; P78693

Ref. No(s): N/A

THE GRANTOR, JOANELL TYLOR FINEGAN, for good and valuable consideration, do hereby quit claim to JOANELL TYLOR, Grantors' entire interest in and to the real estate which is legally described below, including all after acquired title, situate in the County of Skagit, State of Washington:

SEE EXHIBIT "A", ATTACHED HERETO

This Quitclaim Deed is an absolute conveyance of title to the foregoing property. This Quitclaim Deed is not intended as a mortgage, trust, conveyance, or security of any kind.

DATED this 3rd day of January, 2024.

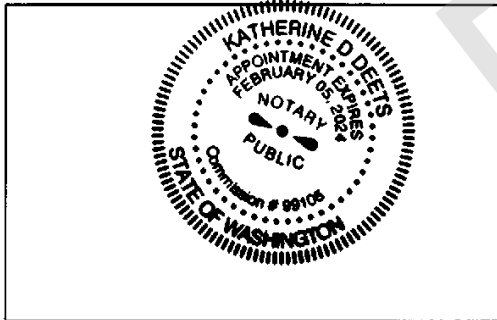
Joannell Tylor Finegan
JOANELL TYLOR FINEGAN

STATE OF WASHINGTON)

Whatcom) ss.
COUNTY OF SKAGIT)

On this day personally appeared before me JOANELL TYLOR FINEGAN, to me known to be the individual, or 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 3rd day of January, 2024.



[NOTARY SEAL]

K. Deets
Print Name: Katherine D Deets
NOTARY PUBLIC in and for the
State of Washington, Residing at Bellingham
My Commission Expires: 2-5-24

EXHIBIT "A"**LEGAL DESCRIPTION****P62142**

THAT PORTION OF LOT 121, FIRST ADDITION BIG LAKE WATERFRONT TRACTS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 4 OF PLATS, PAGE 15, RECORDS OF SKAGIT COUNTY, WASHINGTON, LYING WEST OF THE COUNTY ROAD AS CONVEYED BY A DEED RECORDED APRIL 20, 1956, UNDER AUDITOR'S FILE NO. 534812, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN SKAGIT COUNTY, WASHINGTON.

P78694

THAT PORTION OF LOTS 9 AND 10, REPLAT BIG LAKE WATER FRONT TRACTS, LOTS 122-127, RECORDED IN BOOK 11 OF PLATS, PAGE 3, RECORDS OF SKAGIT COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF LOT 10; THENCE EASTERLY ALONG THE NORTH LINE OF SAID LOT 10, A DISTANCE OF 155 FEET WHICH IS THE TRUE POINT OF BEGINNING; THENCE SOUTH 39°00'00" EAST, A DISTANCE OF 212 FEET; THENCE EASTERLY AND PARALLEL WITH THE SOUTH LINE OF SAID LOT 9, A DISTANCE OF 225 FEET, MORE OR LESS, TO THE EASTERLY BOUNDARY OF SAID LOT 9; THENCE NORTHWESTERLY ALONG THE EASTERLY BOUNDARIES OF LOTS 9 AND 10 TO THE NORTH BOUNDARY OF LOT 10; THENCE WESTERLY ALONG THE NORTH BOUNDARY OF LOT 10 TO THE TRUE POINT OF BEGINNING.

P78695

THAT PORTION OF LOTS 9 AND 10, REPLAT OF FIRST ADDITION, BIG LAKE WATERFRONT TRACTS, LOTS 122 TO 127, ACCORDING TO THE PLAT THEREOF IN VOLUME 11 OF PLATS, PAGE 3, RECORDS OF SKAGIT COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT 10 WHICH IS THE TRUE POINT OF BEGINNING;
THENCE EASTERLY ALONG THE NORTH LINE OF SAID LOT 10, A DISTANCE OF 155 FEET;
THENCE SOUTH 39°00'00" EAST, A DISTANCE OF 212 FEET;
THENCE EASTERLY AND PARALLEL WITH THE SOUTH LINE OF SAID LOT 9, A DISTANCE OF 225 FEET, MORE OR LESS, TO THE EASTERLY BOUNDARY OF SAID LOT 9;
THENCE SOUTHEASTERLY ALONG THE EASTERLY BOUNDARY OF SAID LOT 9 TO THE SOUTH BOUNDARY OF LOT 9;
THENCE WESTERLY ALONG THE SOUTH BOUNDARY OF LOT 9 TO THE WEST BOUNDARY OF LOT 9;
THENCE NORTHERLY ALONG THE WEST BOUNDARY OF LOTS 9 AND 10 TO THE TRUE POINT OF BEGINNING.

SITUATE IN SKAGIT COUNTY, WASHINGTON.

P78696

LOT 11, REPLAT OF THE FIRST ADDITION, BIG LAKE WATERFRONT TRACTS, LOTS 122 TO 127, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 11 OF PLATS, PAGE 3, RECORDS OF SKAGIT COUNTY, WASHINGTON;

EXCEPT A STRIP OF LAND 60 FEET WIDE THE CENTERLINE OF WHICH IS AN EXISTING ROAD ON OR NEAR THE SOUTHEAST CORNER OF LOT 7 AND EXTENDING FROM THE COUNTY ROAD TO THE NORTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 33 NORTH, RANGE 5 EAST OF WILLAMETTE MERIDIAN.

SITUATE IN SKAGIT COUNTY, WASHINGTON.

P78697

LOT 12, REPLAT OF FIRST ADDITION, BIG LAKE WATERFRONT TRACTS, LOTS 122 TO 127, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 11 OF PLATS, PAGE 3, RECORDS OF SKAGIT COUNTY, WASHINGTON;

EXCEPT A STRIP OF LAND 60 FEET WIDE THE CENTERLINE OF WHICH IS AN EXISTING ROAD ON OR NEAR THE SOUTHEAST CORNER OF LOT 7 AND EXTENDING FROM THE COUNTY ROAD TO THE NORTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 33 NORTH, RANGE 5 EAST OF WILLAMETTE MERIDIAN.

SITUATE IN SKAGIT COUNTY, WASHINGTON.

P78693

PARCEL "A":

LOT 8, "REPLAT OF FIRST ADDITION, BIG LAKE WATER FRONT TRACTS, LOTS 122 TO 127," AS PER PLAT RECORDED IN VOLUME 11 OF PLATS, PAGE 3, RECORDS OF SKAGIT COUNTY, WASHINGTON;

EXCEPT A STRIP OF LAND 60 FEET WIDE, THE CENTERLINE OF WHICH IS AN EXISTING ROAD ON OR NEAR THE SOUTHEAST CORNER OF LOT 7 AND EXTENDING FROM THE COUNTY ROAD TO THE NORTH LINE OF THE NORTHEAST $\frac{1}{4}$ OF THE SOUTHWEST $\frac{1}{4}$ OF SECTION 7, TOWNSHIP 33 NORTH, RANGE 5 EAST, W.M.;

TOGETHER WITH A PERPETUAL, NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS, ROADWAY AND UTILITIES AS CONTAINED IN DECLARATION OF EASEMENT AND ROAD MAINTENANCE AGREEMENT RECORDED AUGUST 13, 1991, NOVEMBER 16, 1998, APRIL 21, 1999 AND MAY 6, 1999, UNDER AUDITOR'S FILE NOS. 9108130041, 9811160159, 9904210098 AND 9905060089, RESPECTIVELY, RECORDS OF SKAGIT COUNTY WASHINGTON.

PARCEL "B":
THE WEST 330 FEET AS MEASURED ALONG THE SOUTH LINE AND MEASURED
PARALLEL TO THE WEST LINE OF LOT 7, "REPLAT OF FIRST ADDITION, BIG LAKE
WATER FRONT TRACTS, LOTS 122 TO 127," AS PER PLAT RECORDED IN VOLUME 11 OF
PLATS, PAGE 3, RECORDS OF SKAGIT COUNTY, WASHINGTON;

EXCEPT A STRIP OF LAND 60 FEET WIDE, THE CENTERLINE OF WHICH IS AN EXISTING
ROAD ON OR NEAR THE SOUTHEAST CORNER OF LOT 7 AND EXTENDING FROM THE
COUNTY ROAD TO THE NORTH LINE OF THE NORTHEAST $\frac{1}{4}$ OF THE SOUTHWEST $\frac{1}{4}$
OF SECTION 7, TOWNSHIP 33 NORTH, RANGE 5 EAST, W.M.;

TOGETHER WITH A PERPETUAL, NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS,
ROADWAY AND UTILITIES AS CONTAINED IN DECLARATION OF EASEMENT AND ROAD
MAINTENANCE AGREEMENT RECORDED AUGUST 13, 1991, NOVEMBER 16, 1998, APRIL
21, 1999 AND MAY 6, 1999, UNDER AUDITOR'S FILE NOS. 9108130041, 9811160159,
9904210098 AND 9905060089, RESPECTIVELY, RECORDS OF SKAGIT COUNTY
WASHINGTON;

AND TOGETHER WITH A NON-EXCLUSIVE RIGHT-OF-WAY EASEMENT AS CONVEYED
TO RAY FINEGAN ON SEPTEMBER 9, 2009 UNDER AUDITOR'S FILE NO. 200909090030.

ALL SITUATE IN SKAGIT COUNTY, STATE OF WASHINGTON.