

WHEN RECORDED RETURN:  
Robert Isaac Snell & Constance Marie Snell  
5889 S. Shore Rd.  
Anacortes, WA 98221

Filed for Record at Request of  
Land Title & Escrow Company  
Order No.: 210034

PARTIAL RECONVEYANCE

The undersigned as trustee under that certain Deed of Trust, dated June 21<sup>st</sup>, 2016 in which Robert Isaac Snell & Constance Marie Snell, is grantor and Keybank National Association is beneficiary, recorded on November 3<sup>rd</sup>, 2016 as Auditor's No. 201611030002 records of Skagit County, 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, does hereby reconvey, without warranty, to the persons entitled thereto the right, title and interest now held by said trustee in and to the portion of the real property described in said Deed of Trust, situated in Skagit County, Washington, as follows:

See attached Exhibit A for full legal description  
P31327/350112-0-002-0408  
Parcel A: Tract D of Short Plat No. 66-74, AF # 812566  
Ptn Gov Lot 1, 12-35-01 E W.M.

Dated March 18<sup>th</sup>, 2024

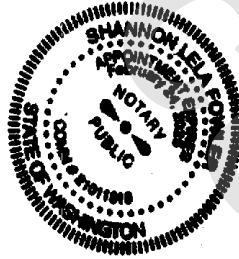
LAND TITLE & ESCROW CO.

(Trustee)

By: Jennifer Barnwell  
JENNIFER BARNWELL,  
TITLE PRODUCTION  
MANAGER

STATE OF WASHINGTON }ss.  
COUNTY OF SKAGIT

On this 18th day of March, 2024  
before me, that undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared JENNIFER BARNWELL, to me known to be the authorized signatory of LAND TITLE & ESCROW CO. The corporation that executed the foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that he is authorized to execute the said instrument Witness my hand and official seal hereto affixed the day and year first above written.



Shannon L. Fowler  
SHANNON L. FOWLER  
Notary Public in and for the State of Washington,  
Residing at BURLINGTON  
My appointment expires 2/24/2025

**EXHIBIT "A"**  
LEGAL DESCRIPTION

The property referred to in this *Partial Mortgage Reconveyance* is described as follows:

Parcel Number: 350112-0-002-0408/P31327

PARCEL "A":

Tract D of Short Plat No. 66-74, approved, January 20, 1975, and recorded in Volume 1 of Short Plats, page 15, under Auditor's File No. 812566, records of Skagit County, Washington; being a portion of Government Lot 1 of Section 12, Township 35 North, Range 1 East, W.M.

EXCEPT that portion of said Tract D described as follows:

BEGINNING in the Southeast corner of said Lot D;  
thence North 1°31'48" East, 105.38 feet;  
thence North 89°26'25" West, 259.91 feet;  
thence South 1°31'48" West, 105.42 feet;  
thence South 89°26'25" East, 259.91 feet to the POINT OF BEGINNING.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

An easement for ingress and egress over and across that certain access easement delineated on the face of said Short Plat No. 66-74, EXCEPT that portion thereof lying within said Tract D.

Situate in the County of Skagit, State of Washington.