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08/02/2024 02:51 PM Pages: 1 of 5 Fees: \$307.50  
Skagit County Auditor

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2024 11416  
AUG 02 2024

Amount Paid \$ 0  
Skagit Co. Treasurer  
By *[Signature]* Deputy

When recorded return to:

SEMRAU ENGINEERING & SURVEYING, P.L.L.C.  
2118 RIVERSIDE DRIVE STE., 209  
MOUNT VERNON WA 98273

Abbreviated Legal Lts 11-13, Blk 62, Amended Plat of Burlington  
Tax Parcel Number(s): P71717/4076-062-013-0006

**QUIT CLAIM DEED**

THE GRANTOR(S) Corbin Watkins and Allison Watkins, a married couple

for and in consideration of Boundary Line Adjustment WAC 458-61A-109 (2) (a) (iv) without monetary consideration and in hand paid, conveys and quit claims to Corbin Watkins and Allison Watkins, a married couple

the following described real estate, situated in the County of Skagit, State of Washington together with all after acquired title of the grantor(s) therein:

FOR PROPERTY DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART  
HEREOF.

The two herein described separate contiguous lots are a recombination or reaggregation of two differently described separate lots owned by the Grantees. This boundary line adjustment is not for the purpose of creating an additional building lot.

This boundary line adjustment is approved by \_\_\_\_\_ of the City of Burlington

Dated: 8-2-2024

*[Signature]*  
Corbin Watkins  
*[Signature]*  
Allison Watkins

The above described property will be combined or aggregated with contiguous property owned by the grantee. This lot boundary adjustment is not for the purpose of creating an additional lot.  
*[Signature]* 2/5/24  
PLANNING DIRECTOR DATE

Quit Claim Deed  
LPB 12-05 rev. 12/2006

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STATE OF WASHINGTON  
COUNTY OF SKAGIT

This record was acknowledged before me on 2nd day of AUGUST, 2024 by Corbin Watkins and Allison Watkins.

Bryant R Moore  
Signature

Notary  
Title

My commission expires:



The above described property will be combined or aggregated with contiguous property owned by the grantee. This lot boundary adjustment is not for the purpose of creating an additional lot.  
[Signature] 2/5/24  
PLANNING DIRECTOR DATE

APPROVED FOR BOUNDARY LINE  
ADJUSTMENT ONLY. NO OTHER DEVELOPMENT  
APPROVED. NO CRITICAL AREAS REVIEW  
PERFORMED.

## EXHIBIT A

## LEGAL DESCRIPTION

The above described property will be combined or aggregated with contiguous property owned by the grantee. This lot boundary adjustment is not for the purpose of creating an additional lot.

*[Signature]* 2/5/24  
 PLANNING DIRECTOR DATE

Property Address: 905 Greenleaf Avenue, Burlington, WA 98233  
 Tax Parcel Number(s): P71717/4076-062-013-0006

**PROPERTY DESCRIPTION BEFORE:**

Lots 11, 12, and 13, Block 62, "AMENDED PLAT OF BURLINGTON, SKAGIT COUNTY, WASH", according to the plat thereof, recorded in Volume 3 of Plats, page 17, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington

**PROPERTY DESCRIPTION AFTER:****NEW LOT A:**

Lots 11 and 12, Block 62, "AMENDED PLAT OF BURLINGTON, SKAGIT COUNTY, WASH" according to the plat thereof, recorded in Volume 3 of Plats, page 17, records of Skagit County, Washington;

EXCEPT the East 1.47 feet of Lot 12, Block 62, described as follows:

BEGINNING at the Southeast corner of said Lot 12;

Thence North 89°59'52" West, along the North line of Greenleaf Avenue to a point that is 1.47 feet perpendicular to the East line of Lot 12;

Thence North 0°00'10" East, parallel to the East line of Lot 12, a distance of 107.98 feet more or less to the North line of Lot 12;

Thence South 89°59'31" East, along the North line of Lot 12, a distance of 1.47 feet more or less to the Northeast corner of Lot 12;

Thence South 0°00'10" West, along the East line of said Lot 12, a distance of 107.98 feet more or less to the POINT OF BEGINNING.

Situate in the County of Skagit, State of Washington.

**NEW LOT B:**

Lot 13, Block 62, "AMENDED PLAT OF BURLINGTON, SKAGIT COUNTY, WASH" according to the plat thereof, recorded in Volume 3 of Plats, page 17, records of Skagit County, Washington;

TOGETHER WITH the East 1.47 feet of Lot 12, Block 62, described as follows:

BEGINNING at the Southeast corner of said Lot 12;

Thence North 89°59'52" West, along the North line of Greenleaf Avenue to a point that is 1.47 feet perpendicular to the East line of Lot 12;

Thence North 0°00'10" East, parallel to the East line of Lot 12, a distance of 107.98 feet more or less to the North line of Lot 12;

Thence South 89°59'31" East, along the North line of Lot 12, a distance of 1.47 feet more or less to the Northeast corner of Lot 12;

Thence South 0°00'10" West, along the East line of said Lot 12, a distance of 107.98 feet more or less to the POINT OF BEGINNING.

Situate in the County of Skagit, State of Washington.

Quit Claim Deed  
 LPB 12-05 rev. 12/2006

Order No.: 23-18349-TO

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# BEFORE BLA



