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09/13/2024 02:18 PM Pages: 1 of 3 Fees: \$305.50  
Skagit County Auditor

**RETURN ADDRESS:**

Galvin Realty Law Group, P.S.  
Attn: Angi Krachunis  
6100 219<sup>th</sup> Street S.W., Suite 560  
Mountlake Terrace, WA 98043

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**COVER SHEET**

**Document Title(s)** (or transactions contained herein):  
FULL RECONVEYANCE

**Reference Number(s)** of Documents assigned or released:  
DEED OF TRUST, Recording No. 202008130108

**Grantor(s)** (Last name first, then first name and initials):  
GALVIN REALTY LAW GROUP, P.S.

**Grantee(s)** (Last name first, then first name and initials):  
Clear Skyline LLC

**Beneficiaries** (Last name first, then first name and initials):  
CLLK LLC, a Washington limited liability company

**Legal Description:**

PTN GOVT LT 1, SEC 12-34N-4E – Full legal description attached as Exhibit A

**Assessor's Property Tax Parcel/Account Number(s):**  
P24594/340412-0-041-0102,P111669/4138-003-001-0100,P24553/340412-0-004-0008

CHICAGO TITLE INSURANCE COMPANY HAS PLACED  
THIS DOCUMENT OF RECORD AS A CUSTOMER  
COURTESY AND ACCEPTS NO LIABILITY FOR THE  
ACCURACY OR VALIDITY OF THE DOCUMENT.

500153851-2

**FULL RECONVEYANCE**

The undersigned, as trustee under that certain Deed of Trust dated August 13, 2020, in which the CLEAR SKYLINE LLC, A WASHINGTON LIMITED LIABILITY COMPANY, is Grantor and CLLK, LLC, A WASHINGTON LIMITED LIABILITY COMPANY, is the Beneficiary, recorded on August 13, 2020, under King County Recording No. 202008130108., having received from the beneficiary under said Deed of Trust a written request to reconvey, reciting that the obligations secured by the Deed of Trust have been fully satisfied, does hereby reconvey, without warranty, to the persons entitled thereto, all of the right, title and interest now held by said trustee in and to the property described in said Deed of Trust, situated in Snohomish County, Washington.

Dated: May 2, 2024

GALVIN REALTY LAW GROUP, P.S.

By: 

DALE J. GALVIN


Its: President

STATE OF WASHINGTON )  
 ) ss.  
COUNTY OF SNOHOMISH )

On this 2nd day of May 2024, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared DALE J. GALVIN to me known to be an authorized agent of GALVIN REALTY LAW GROUP, P.S., the corporation that executed the within and 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 stated that he was authorized to execute the said instrument on behalf of Galvin Realty Law Group, P.S.

IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year first above written.



  
Print Name: Angela Krachunis

NOTARY PUBLIC in and for the state of  
Washington, residing at: Mill Creek

My commission expires: 10/9/2025

**EXHIBIT A****PARCEL A:**

ALL THAT CERTAIN 100 FOOT WIDE STRIP OF LAND CONVEYED TO THE SEATTLE LAKE SHORE AND EASTERN RAILWAY COMPANY BY DEED RECORDED JULY 11, 1890, IN VOLUME 10 OF DEEDS, PAGE 647, IN GOVERNMENT LOT 1, SECTION 12, TOWNSHIP 34 NORTH, RANGE 4 EAST OF THE WILLAMETTE MERIDIAN, LYING NORTHERLY OF A LINE DRAWN AT RIGHT ANGLES TO THE CENTERLINE OF SAID STRIP OF LAND AT A POINT 244 FEET SOUTHERLY OF THE NORTH LINE OF SAID GOVERNMENT LOT 1;

EXCEPT ANY PORTION THEREOF LYING WITHIN THE AS-BUILT AND EXISTING COUNTY ROAD RIGHT OF WAY KNOWN AS BEAVER LAKE ROAD.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

**PARCEL B:**

THAT PORTION OF GOVERNMENT LOT 1, SECTION 12, TOWNSHIP 34 NORTH, RANGE 4 EAST OF THE WILLAMETTE MERIDIAN; LYING EASTERLY OF THAT 100 FOOT WIDE STRIP OF LAND CONVEYED TO THE SEATTLE LAKE SHORE AND EASTERN RAILWAY COMPANY BY DEED RECORDED IN VOLUME 10 OF DEEDS, PAGE 647, AND LYING NORTHERLY OF THE AS-BUILT AND EXISTING COUNTY ROAD RIGHT OF WAY, KNOWN AS THE BEAVER LAKE ROAD, AND LYING WESTERLY OF THE WEST LINE OF THE AS-BUILT AND EXISTING COUNTY ROAD RIGHT OF WAY KNOWN AS SOUTH FRONT STREET;

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

**PARCEL C:**

THAT PORTION OF VACATED BUCHANAN STREET LYING BETWEEN THE WESTERLY LINE OF THE NORTHERN PACIFIC RAILROAD RIGHT OF WAY AND THE EASTERLY LINE OF THE STATE HIGHWAY, AND SOUTH OF THE SOUTH LINE OF LOT 1, BLOCK 3, PLAT OF CLEAR LAKE SKAGIT COUNTY, WASHINGTON, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 4 OF PLATS, PAGES 22 AND 23, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

**PARCEL D:**

THAT PORTION OF GOVERNMENT LOT 1, SECTION 12, TOWNSHIP 34 NORTH, RANGE 4 EAST OF THE WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT 396 FEET EAST OF THE QUARTER SECTION POST ON THE NORTH BOUNDARY OF SAID SECTION 12, AT A POINT WHERE THE EASTERLY LINE OF THE STATE HIGHWAY INTERSECTS THE NORTH BOUNDARY LINE OF SAID SECTION 12;  
THENCE SOUTHERLY ALONG THE EASTERLY LINE OF STATE HIGHWAY, 100 FEET, MORE OR LESS, TO A POINT OF INTERSECTION WITH THE WESTERLY LINE OF THE RIGHT OF WAY OF THE NORTHERN PACIFIC RAILROAD;  
THENCE NORTHERLY ALONG SAID WESTERLY LINE, 103 FEET, MORE OR LESS, TO THE NORTH BOUNDARY LINE OF SAID SECTION 12;  
THENCE WEST ALONG SAID NORTH BOUNDARY LINE 45 FEET, MORE OR LESS, TO THE POINT OF BEGINNING;

EXCEPT THAT PORTION LYING WITHIN THE BEAVER LAKE COUNTY ROAD.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.