

202411140072

11/14/2024 01:23 PM Pages: 1 of 7 Fees: \$309.50  
Skagit County Auditor

202412170035

12/17/2024 11:27 AM Pages: 1 of 9 Fees: \$311.50  
Skagit County Auditor

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2024 3292  
DEC 17 2024

Amount Paid \$  
Skagit Co. Treasurer  
By LT Deputy

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2024 2924  
NOV 14 2024

Amount Paid \$ 38.34  
Skagit Co. Treasurer  
By LT Deputy

When recorded return to:

Ryan Jepperson  
7474 Healy Road  
Sedro-Woolley, WA 98284

RE-RECORD DUE TO TYPE IN LEGAL DESCRIPTION

EXHIBIT "E"

**Quitclaim Deed**  
(Boundary Line Adjustment)

Grantors: DANETTE P. HORKLEY and LAWRENCE K. HORKLEY, wife and husband

Grantee: BRYAN B. BOWERS, an unmarried person

Legal Description: ptn S ½ S ½ SW ¼ NW ¼ S10 T35N R6E, W.M.

Assessor's Property Tax Parcel or Account Nos. P113478; P40953

Reference Nos of Documents Assigned or Released: N/A

THIS INDENTURE is made this 4 day of NOV., 2024, between Danette P. Horkley and Lawrence K. Horkley, wife and husband, Grantors, and Bryan B. Bowers, an unmarried person, Grantee.

**Recitals**

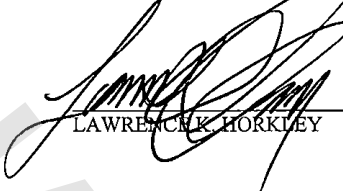
- A. Grantors are the owners of the property bearing Skagit County Assessor's parcel no. P40953, described in the attached Exhibit A.
- B. Grantee is the owner of the property bearing Skagit County Assessor's parcel no. P113478, described in the attached Exhibit B.
- C. The parties wish to adjust the boundaries between the said parcels, with a portion of P40953 (described in the attached Exhibit C), being incorporated into P113478.
- D. The adjusted description of Grantors' property is attached hereto as Exhibit D.
- E. The adjusted description of Grantee's property is attached hereto as Exhibit E.

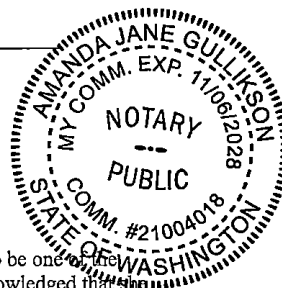
Conveyance

THEREFORE, for and in consideration of the said boundary line adjustment, and for other good and valuable consideration in hand paid, namely the payment of Two Thousand Eighty-Three Dollars and Eighty-Eight Cents (\$2,083.88), grantors do hereby QUIT CLAIM to the grantee all of their interest in the real property lying and being in the county of Skagit and State of Washington, and described in the attached Exhibit C.

This boundary adjustment is not for the purpose of creating an additional building lot.

  
DANETTE P. HORKLEY


  
LAWRENCE K. HORKLEY



STATE OF WASHINGTON )  
 ) ss.  
COUNTY OF SKAGIT )

On this day personally appeared before me **Danette P. Horkley**, to me known to be one of the individuals described in and who executed the within and forgoing instrument, and acknowledged that she signed the same as their free and voluntary act and deed for the uses and purposes therein mentioned.


Given under hand and official seal this 4 day of NOVEMBER, 2024.

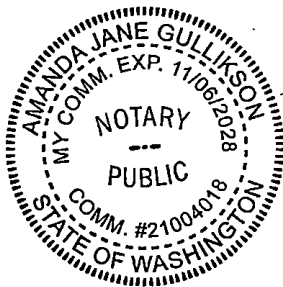
  
NOTARY PUBLIC in and for the State of Washington,  
residing at SKAGIT CO.  
My appointment expires: 11-10-2028  
Name: AMANDA JANE GULLIKSON

STATE OF WASHINGTON )  
 ) ss.  
COUNTY OF SKAGIT )

On this day personally appeared before me **Lawrence K. Horkley**, to me known to be the individuals described in and who executed the within and forgoing instrument, and acknowledged that he signed the same as their free and voluntary act and deed for the uses and purposes therein mentioned.

Given under hand and official seal this 4 day of NOVEMBER, 2024.

  
NOTARY PUBLIC in and for the State of Washington,  
residing at SKAGIT CO.  
My appointment expires: 11-10-2028  
Name: AMANDA JANE GULLIKSON



**EXHIBIT "A"**

**Danette P. Horkley and Lawrence K. Horkley, wife and husband, Parcel  
Prior to Boundary Line Adjustment  
(Portion of Skagit County Assessor's Parcel No. P40953)**

THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 10, TOWNSHIP 35 NORTH, RANGE 6 EAST, W.M.,

EXCEPT THE FOLLOWING DESCRIBED TRACT: BEGINNING AT THE SOUTHWEST CORNER OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 10, THENCE NORTH ALONG THE WESTERLY LINE OF SAID SECTION, 198 FEET; THENCE EASTERLY PARALLEL WITH THE NORTH SECTION LINE, 220 FEET; THENCE SOUTHERLY PARALLEL TO THE WEST LINE OF SAID SECTION, 198 FEET; THENCE WESTERLY, 220 FEET TO THE POINT OF BEGINNING.

EXCEPT HEALY ROAD, AS ESTABLISHED BY ORDER RECORDED JANUARY 16, 1986, UNDER AUDITOR'S FILE NO. 8601160067.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

– END OF EXHIBIT "A" –

**EXHIBIT "B"**

**Bryan B. Bowers, an unmarried person, Parcel  
Prior to Boundary Line Adjustment  
(Portion of Skagit County Assessor's Parcel No. P113478)**

THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 35  
NORTH, RANGE 6 EAST, W.M.,

EXCEPT THE SOUTH HALF OF THE SOUTH HALF THEREOF.

EXCEPT THE FOLLOWING DESCRIBED TRACT:

BEGINNING AT A POINT 330 FEET WEST AND 330 FEET SOUTH OF THE NE CORNER OF  
SAID SUBDIVISION; THENCE NORTH 208.71 FEET; THENCE WEST 208.71 FEET; THENCE  
SOUTH 208.71 FEET; THENCE EAST 208.71 FEET TO THE POINT OF BEGINNING.

EXCEPT FROM ALL THE ABOVE, HEALY ROAD, AS ESTABLISHED BY ORDER RECORDED  
JANUARY 16, 1986, UNDER AUDITOR'S FILE NO. 8601160067.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

– END OF EXHIBIT "B" –

**EXHIBIT "C"**

**Portion of Danette P. Horkley and Lawrence K. Horkley, wife and husband, Parcel  
(Portion of Skagit County Assessor's Parcel No. P40953)  
to be conveyed to**

**Bryan B. Bowers, an unmarried person, Parcel  
(Portion of Skagit County Assessor's Parcel No. P113478)**

A PORTION OF THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE SOUTHWEST QUARTER OF THE  
NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 35 NORTH, RANGE 6 EAST, W.M.,  
DESCRIBED AS FOLLOWS:

**COMMENCING** AT THE SOUTHWEST CORNER OF SOUTHWEST QUARTER OF THE  
NORTHWEST QUARTER OF SAID SECTION 10; THENCE NORTH 01° 16' 16" EAST ALONG  
THE WEST LINE OF SAID SECTION 10, A DISTANCE OF 297.97 FEET TO THE **POINT OF  
BEGINNING**; THENCE CONTINUING NORTH 01° 16' 16" EAST ALONG SAID WEST LINE, A  
DISTANCE OF 27.73 FEET TO THE NORTH LINE OF THE SAID SOUTH 1/2 OF THE SOUTH 1/2  
OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 10; THENCE  
LEAVING SAID WEST LINE OF SECTION 10 SOUTH 87° 33' 30" EAST ALONG SAID NORTH  
LINE OF THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE SOUTHWEST QUARTER OF THE  
NORTHWEST QUARTER OF SECTION 10, A DISTANCE OF 140.33 FEET; THENCE LEAVING  
SAID NORTH LINE OF THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE SOUTHWEST QUARTER  
OF THE NORTHWEST QUARTER OF SECTION 10 SOUTH 80° 22' 54" WEST, A DISTANCE OF  
132.69 FEET; THENCE NORTH 87° 33' 30" WEST, A DISTANCE OF 10.00 FEET TO THE WEST  
LINE OF SAID SECTION 10 AND THE **POINT OF BEGINNING**.

EXCEPT HEALY ROAD, AS ESTABLISHED BY ORDER RECORDED JANUARY 16, 1986,  
UNDER AUDITOR'S FILE NO. 8601160067.

CONTAINING AN AREA OF 2,083.88 SQUARE FEET OR 0.05 ACRES.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

The above described property will be combined or aggregated with contiguous property (Parcel No.  
P113478) owned by the grantee.

**APPROVED**

Reviewed and approved in accordance with Skagit County Code, Chapter 14.18.700, Skagit County;

BY: Joannem Aungst  
Title: Associate Planner

Date: 11/5/2024

- END OF EXHIBIT "C" -

**EXHIBIT "D"**

**Danette P. Horkley and Lawrence K. Horkley, wife and husband, Parcel  
After Boundary Line Adjustment  
(Portion of Skagit County Assessor's Parcel No. P40953)**

A PORTION OF THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE  
NORTHWEST 1/4 OF SECTION 10, TOWNSHIP 35 NORTH, RANGE 6 EAST, W.M.,

**COMMENCING** AT THE SOUTHWEST CORNER OF SOUTHWEST QUARTER OF THE  
NORTHWEST QUARTER OF SAID SECTION 10; THENCE NORTH 01° 16' 16" EAST ALONG  
THE WEST LINE OF SAID SECTION 10, A DISTANCE OF 198.00 FEET; THENCE LEAVING  
SAID WEST LINE SOUTH 87° 30' 00" EAST, A DISTANCE OF 10.89 FEET TO THE EAST SIDE  
OF THE COUNTY MAINTAINED ROADWAY AND THE **POINT OF BEGINNING**; THENCE  
NORTH 00° 45' 36" EAST ALONG SAID COUNTY ROAD, A DISTANCE OF 100.00 FEET;  
THENCE NORTH 80° 22' 54" EAST, A DISTANCE OF 132.69 FEET TO THE NORTH LINE OF  
THE SAID SOUTH 1/2 OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4  
OF SECTION 10; THENCE SOUTH 87° 33' 30" EAST ALONG SAID NORTH LINE OF THE  
SOUTH 1/2 OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF  
SECTION 10, A DISTANCE OF 1,171.56 FEET TO THE EAST LINE OF THE SOUTHWEST 1/4 OF  
THE NORTHWEST 1/4 OF SAID SECTION 10; THENCE SOUTH 01° 04' 00" WEST ALONG SAID  
EAST LINE OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 10, A DISTANCE  
OF 327.05 FEET TO THE SOUTH LINE OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF  
SAID SECTION 10; THENCE NORTH 87° 30' 00" WEST ALONG SAID SOUTH LINE OF THE  
SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 10, A DISTANCE OF 1,093.08 FEET TO  
A POINT 220.00 FEET EAST OF THE WEST LINE OF SAID SECTION 10; THENCE NORTH 01°  
16' 16" EAST ALONG SAID LINE BEING 220.00 FEET EAST OF THE WEST LINE OF SAID  
SECTION 10, A DISTANCE OF 198.00 FEET TO A LINE BEING 198.00 FEET NORTH OF THE  
SOUTH LINE OF SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION  
10; THENCE NORTH 87° 30' 00" WEST ALONG A LINE 198.00 FEET NORTH OF THE SOUTH  
LINE OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 10,  
A DISTANCE OF 209.11 FEET TO THE EAST LINE OF SAID COUNTY ROADWAY AND THE  
**POINT OF BEGINNING**.

EXCEPT HEALY ROAD, AS ESTABLISHED BY ORDER RECORDED JANUARY 16, 1986,  
UNDER AUDITOR'S FILE NO. 8601160067.

CONTAINING AN AREA OF 381,564.03 SQUARE FEET OR 8.76 ACRES.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

- END OF EXHIBIT "D" -

**EXHIBIT "E"**

**Bryan B. Bowers, an unmarried person, Parcel  
After Boundary Line Adjustment  
(Portion of Skagit County Assessor's Parcel No. P113478)**

THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 35 NORTH, RANGE 6 EAST, W.M., DESCRIBED AS FOLLOWS:

**COMMENCING** AT THE SOUTHWEST CORNER OF SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 10; THENCE NORTH  $01^{\circ} 16' 16''$  EAST ALONG THE WEST LINE OF SAID SECTION 10, A DISTANCE OF 297.97 FEET; THENCE LEAVING SAID WEST LINE SOUTH  $87^{\circ} 33' 30''$  EAST, A DISTANCE OF 10.00 FEET TO THE EAST SIDE OF THE COUNTY MAINTAINED ROADWAY AND THE **POINT OF BEGINNING**; THENCE NORTH  $03^{\circ} 57' 58''$  EAST ALONG THE EAST SIDE OF COUNTY ROADWAY, A DISTANCE OF 100.00 FEET; THENCE LEAVING SAID COUNTY ROADWAY SOUTH  $87^{\circ} 33' 30''$  EAST, A DISTANCE OF 125.63 FEET; THENCE NORTH  $01^{\circ} 16' 16''$  EAST, A DISTANCE OF 295.07 FEET; THENCE NORTH  $74^{\circ} 23' 20''$  WEST, A DISTANCE OF 144.81 FEET TO THE WESTERLY LINE OF SAID SECTION 10; THENCE NORTH  $01^{\circ} 16' 16''$  EAST ALONG SAID WESTERLY LINE OF SAID SECTION 10, A DISTANCE OF 576.77 FEET TO THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 10; THENCE SOUTH  $87^{\circ} 44' 00''$  EAST ALONG THE NORTHERLY LINE OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 10, A DISTANCE OF 1,308.31 FEET TO THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 10; THENCE SOUTH  $01^{\circ} 04' 00''$  WEST ALONG THE EAST LINE OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 10, A DISTANCE OF 981.16 FEET TO THE NORTH LINE OF THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 10; THENCE NORTH  $87^{\circ} 33' 30''$  WEST ALONG THE NORTH LINE OF THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 10, A DISTANCE OF 1,171.56 FEET; THENCE LEAVING SAID NORTH LINE OF THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 10, SOUTH  $80^{\circ} 22' 54''$  WEST, A DISTANCE OF 132.69 FEET TO THE EAST SIDE OF SAID COUNTY ROADWAY AND THE **POINT OF BEGINNING**.

EXCEPT THE FOLLOWING DESCRIBED TRACT:

BEGINNING AT A POINT 330 FEET WEST AND 330 FEET SOUTH OF THE NE CORNER OF SAID SUBDIVISION; THENCE NORTH 208.71 FEET; THENCE WEST 208.71 FEET; THENCE SOUTH 208.71 FEET; THENCE EAST 208.71 FEET TO THE POINT OF BEGINNING.

EXCEPT FROM ALL THE ABOVE, HEALY ROAD, AS ESTABLISHED BY ORDER RECORDED JANUARY 13, 1986, UNDER AUDITOR'S FILE NO. 8601160067.

CONTAINING AN AREA OF 1,239,607.07 SQUARE FEET OR 27.46 ACRES.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

- END OF EXHIBIT "E" -

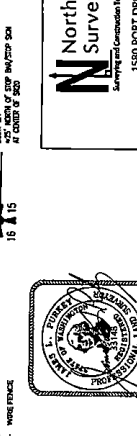




PORTION OF THE SW 1/4 OF THE NW 1/4 OF SECTION  
10, TOWNSHIP 35 NORTH, RANGE 6 EAST, W.M  
AND A PORTION OF THE SE 1/4 OF THE NE 1/4 OF SEC.  
09, TOWNSHIP 35 NORTH, RANGE 6 EAST, W.M.

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**FOR**  
**RYAN JEPPELSON**  
PORTION OF SW 1/4 OF THE NW 1/4 OF SEC. 10,  
TWP. 30 N. RGE. 06 E. W.1/2 AND PORTION OF  
SE 1/4 OF THE NE 1/4 OF SEC. 20, TWP. 33 N. RGE. 06 E. W.1/2

**NorthLine  
Surveying**  
Surveying and Construction Technologies

1580 PORT DRIVE  
BURLINGTON, WA 98233  
(360)899-9598

REV:
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