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EXHIBIT A
LEGAL DESCRIPTION

Parcel A: Tax Parcel No. 340415-0-014-0003 / P24788

That portion of the Northeast quarter (NE 1/4) of the Southwest quarter (SW 1/4) of Section Fifteen (15), Township 13 Thirty-four (34) North, Range Four (4) East of the Willamette Meridian, more particularly described as follows:

Beginning at a point on the South line of the Clear Lake Road which is 422 feet East of the Northwest corner of said subdivision, said point being on the East line of a private road as described in deed to Irene Horton and Herbert Horton, her husband, dated May 28, 1954, filed June 4, 1954, under Auditor's File No. 502348; thence South along the East line of said Horton premises 610 feet to the true point of beginning of the description (said point being in the center line of a private ditch as established and located on the ground); thence South 340.6 feet; thence East 95.5 feet to a steel stake set in the ground; thence North 396.6 feet, more or less, to the center line of the aforesaid private ditch; thence Southwesterly along said center line to the true point of beginning, EXCEPT any portion thereof lying within the following described tract :

Beginning at a point where the West line of said Northeast quarter of the Southwest quarter intersects the South line of the old Puget Sound and Cascade Railway right of way; thence East along the South line of said railway right of way 412 feet; thence South to the South line of said Northeast quarter of the Southwest quarter to a point 434 feet East of the Southwest corner thereof; thence West to the Southwest corner of said Northeast quarter of the Southwest quarter; thence North along the said West line to the point of beginning.

Parcel B: Tax Parcel No. 340415-0-010-0007 / P24782

That portion of the Northeast quarter (NE 1/4) of the Southwest quarter (SW 1/4) of Section Fifteen (15), Township Thirty-four (34) North, Range Four (4) East of the Willamette Meridian, more particularly described as follows:

Beginning at a point on the South line of the Clear Lake Road which is 422 feet East of the Northwest corner of said subdivision, said point being on the East line of a private road as described in deed to Irene Horton and Herbert Horton, her husband, dated May 28, 1954, filed June 4, 1954, under Auditor's File, No. 502348; thence South along the East line of said Horton premises 200 feet to the true point of beginning; thence East parallel with the North line of said Northeast quarter the Southwest quarter, a distance of 91 feet, more or less, to the center line of a private ditch, as established and located on the ground; thence Southerly along said center line to a point due East of a point on the East line, or East line extended, of said Horton premises, which is 410 feet South of the true point of beginning; thence West to said East line or the East line extended, of said Horton premises; thence North along said East line 410 feet to the true point of beginning, EXCEPT the North 110 feet of said premises as measured along the West line thereof.

STATE OF WASHINGTON }
COUNTY OF SKAGIT COUNTY } SS

As Auditor of Skagit County, I do hereby certify that the foregoing instrument is a true and correct copy of the original now on file in this office.

IN WITNESS WHEREOF, I set my hand and seal as Auditor of Skagit County this 6th day of October, 2025.

Sandra Perkins
Auditor

Paul Baker
Deputy Auditor

