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03/13/2026 12:21 PM Pages: 1 of 2 Fees: \$304.50
Skagit County Auditor

When recorded return to:
Clark Family Lakehouse LLC
3155 Goshen Rd.
Bellingham, WA 98226

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2026-0726
MAR 13 2026

Amount Paid \$ 10.00
Skagit Co. Treasurer
By *[Signature]* Deputy

QUIT CLAIM DEED

GRANTORS, GARY K. JOHNSON and KRISTINE M. JOHNSON, husband and wife,

for the purposes of (1) reattaching the appurtenant Shorelands of the Second Class with its Upland Real Property as granted by the State of Washington to the then upland owner, Day Lumber Company, a corporation, its successors and assigns, by deed signed April 7, 1924, Auditor #173577, (2) avoiding quiet title actions based on adverse possession by current abutting Upland Owners, and (3) in accordance with the policy of the State of Washington, and

In CONSIDERATION of Eighty-Two Dollars (\$82.00) in hand paid, conveys and quit claims

To GRANTEE (s) CLARK FAMILY LAKEHOUSE LLC, STEPHANIE ROBINSON, ROBERT G CLARK, successor owner(s) of the abutting Upland Real Property,

THE FOLLOWING DESCRIBED REAL ESTATE, situated in the County of Skagit, State of Washington, together with all after acquired title of the Grantors herein:

All Shorelands of the 2nd Class lying in front of, adjacent to, or abutting the upland real property and described as Tax Parcel 67104 and described as (0.2500 ac) LOTS 41 AND 42, PLAT 1, LAKEVIEW TRACTS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 5 OF PLATS, PAGES 2 AND 3, RECORDS OF SKAGIT COUNTY, WASHINGTON. LESS TRIANG PTN IN SE C LOT 41, together with any improvements thereon.

Also known as 17148 Lake View Blvd., Mount. Vernon, WA 98274. Tax Parcel 67104 and 82 feet of P29988.

Tax Parcel Number(s): P 67104

TOGETHER WITH and SUBJECT TO all rights acquired first by the Day Lumber Company and thereafter transferred by Deed to successor owners of Government Lots 1 and 2 to have and maintain a dam on Nookachamp Creek at the outflow of Big Lake, Skagit County, State of Washington, and to overflow shorelands and uplands of Big Lake. The rights to have and maintain said dam and overflow said lands having been established by the decision of the Supreme Court of the State of Washington, C. F. McInnis, et al., Appellant, vs. Day Lumber Company, Respondent (102 WA Rpts. 38 (1918)) and further established by Order of the Commissioner of Public Lands, State of Washington April 7, 1924, Auditor #173578.

Grantors make no representation of warranty, nor any guarantee of warranty, expressed or implied, as to the condition of title to any property, nor the physical condition of any property or its fitness for any use or purpose. Buyer expressly assumes all risks and agrees to indemnify Grantors with respect to any legal actions regarding this real estate.

Tax Parcel Number(s): P 67104

Dated: 2/20/26

Gary K. Johnson
Gary K. Johnson, Grantor

Kristine M. Johnson
Kristine M. Johnson, Grantor

ACKNOWLEDGMENT

State of Washington
County of Skagit

I hereby certify that I know or have satisfactory evidence that Gary Johnson and Kristine Johnson, are the persons who appeared before me and acknowledged that each of them is authorized to execute the instrument and acknowledged it as the free and voluntary act of each such party for the uses and purposes mentioned in this instrument.

NOTARY PUBLIC for the State of
Washington

Kimberly Adams
Print Name:

My commission expires: 08/30/27

