



200001030002

Kathy Hill, Skagit County Auditor
1/3/2000 Page 1 of 5 8:33:06AM

RETURN TO:

Patrick M. Hayden
Attorney at Law
P. O. Box 454
Sedro-Woolley, WA 98284

DOCUMENT TITLE(S) (or transactions contained herein):

Quit Claim Deed

REFERENCE NUMBER(S) OF DOCUMENTS ASSIGNED OR RELEASED:

GRANTOR(S) (Last name, first name and initials):

- Theodoratus, George J.**
- Theodoratus, Lois M.**

33214
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID

DEC 30 1999

GRANTEE(S) (Last name, first name and initials):

- Town of Concrete, a municipal corporation**

Amount Paid \$ 0
Skagit County Treasurer
By: *[Signature]* Deputy

LEGAL DESCRIPTION (Abbreviated: i.e., lot, block, plat or quarter, quarter, section, township and range).

Parcel A. A portion of Lots 1 through 4, Block 3, "Grassmere", according to the plat recorded in Volume 3 of Plats, page 67, records of Skagit County, Washington.

Parcel B. A portion of Block 2, "Grassmere", according to the plat recorded in Volume 3 of Plats, page 67, records of Skagit County, Washington,

ASSESSOR'S PARCEL/TAX I.D. NUMBER:

Parcel A: 4065-003-020-0004
Parcel B: 4065-002-010-0008

[] TAX PARCEL NUMBER(S) FOR ADDITIONAL LEGAL(S) ON PAGE [] OF DOCUMENT

QUIT CLAIM DEED

The Grantor, **George J. Theodoratus and Lois M. Theodoratus**, husband and wife, for and in consideration of no consideration an **additional right-of-way for city street and utilities**, conveys and quit claims to the **Town of Concrete**, the following described real estate, including any after-acquired interest of Grantor, situated in the County of Skagit, State of Washington.

Parcel "A:

All that portion of Lots 1 through 4, Block 3, "Grassmere", according to the plat recorded in Volume 3 of Plats, page 67, records of Skagit County, Washington, being more particularly described as follows:

Beginning at the Northeast corner of said Lot 1, Block 3, "Grassmere", as said point is shown on that certain record of survey map recorded in Book 15 of Surveys, page 77, under Auditor's File No. 9312280172, records of said county and state; Thence North $89^{\circ} 56' 25''$ West, along the North line of said Lots 1 through 4, for a distance of 186.53 feet to a point on a curve to the right, the center of which bears South $0^{\circ} 03' 36''$ West and is 580.00 feet distant; thence Easterly, following said curve to the right through a central angle of $18^{\circ} 46' 03''$ for an arc distance of 189.98 feet to its intersection with the East line of said Lot 1; thence North $0^{\circ} 04' 21''$ West, along said East line, for a distance of 30.84 feet to the point of beginning.

Parcel "B"

All that portion of Block 2, "Grassmere", according the plat recorded in Volume 3 of Plats, page 67, records of Skagit County, Washington, being more particularly described as follows:

Commencing at the Northwest corner of said Block 2, "Grassmere", as said point is shown on that certain record of survey map recorded in Book 15 of Surveys, page 77, under Auditor's File No. 9312280172, records of said county and state; thence South $0^{\circ} 04' 21''$ East, along the West line of said Block 2, for a distance of 12.73 feet to the true point of beginning; thence South $70^{\circ} 50' 03''$ East for a distance of 179.77 feet to the beginning of a curve to the left, said curve having a radius of 25.00 feet; thence Easterly and Northerly, following said curve to the left through a central angle of $98^{\circ} 41' 40''$ for an arc distance of 43.06 feet to the end of said curve; thence North $10^{\circ} 28' 17''$ East for a distance of 22.76 feet to that certain right of way line drawn parallel with and 75 feet Southerly when measured at right angles from the survey line of State Highway Route # 20, Concrete Vicinity, according to the plan thereof, now of record and on file in the Office of Secretary of Transportation at Olympia, Washington, bearing date of approval March 18, 1955; thence South $79^{\circ} 08' 30''$ East, along said right of way line, for a distance of 60.00 feet; thence South $10^{\circ} 28' 17''$ West for a distance of 32.44 feet to the



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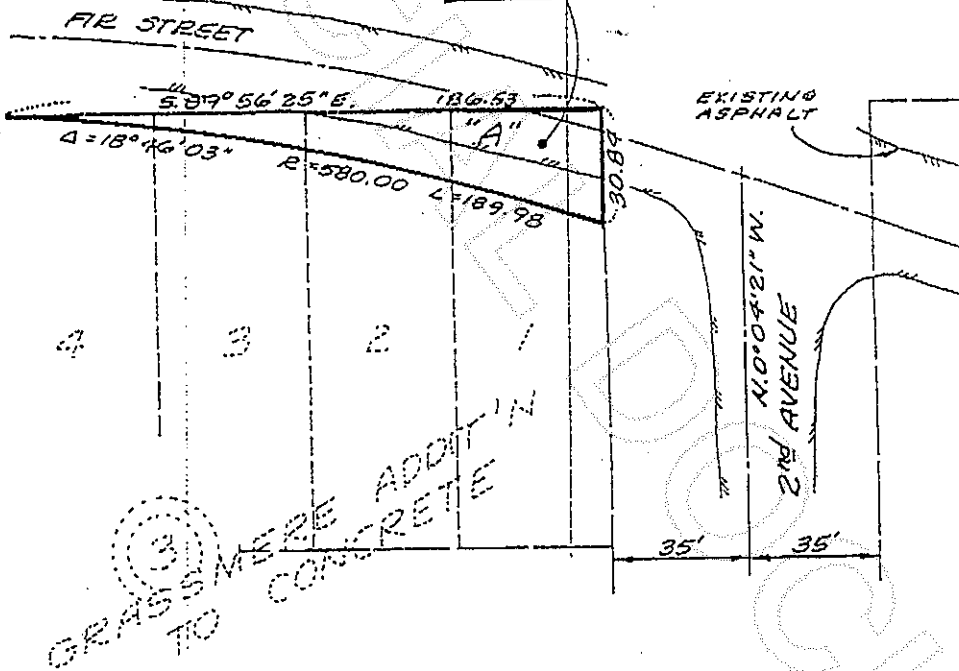
Kathy Hill, Skagit County Auditor

1/3/2000 Page 2 of 5 8:33:06AM

EXHIBIT "A"

SCALE:
1" = 40'

"A"
1,890 sq. ft.
0.04 ACRES



AREA DEEDED TO
CITY OF CONCRETE

Leonard, Boudinot & Skodje Inc.
PROFESSIONAL ENGINEERS & LAND SURVEYORS
501 E. 1st Street, Mount Vernon, WA 98271, 364-5751
94052



200001030002

Kathy Hill, Skagit County Auditor
1/3/2000 Page 4 of 5 8:33:06AM

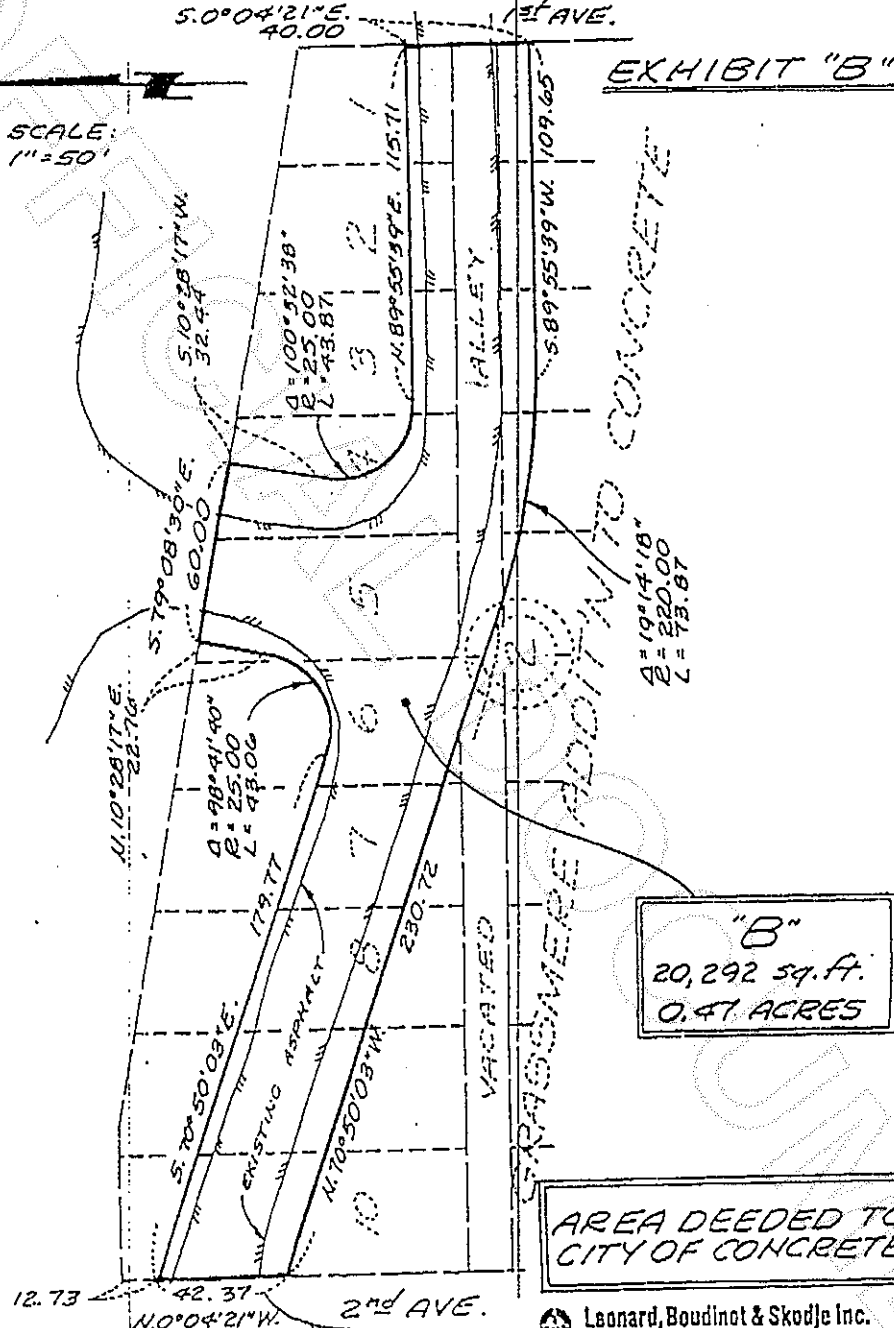
UNMOUNTED

5.0°04'21"E
40.00

1st AVE.

EXHIBIT "B"

SCALE:
1"=50'



1 = 19°14'18"
2 = 220.00
L = 73.87

"B"
20,292.59 ft.
0.47 ACRES

AREA DEEDED TO
CITY OF CONCRETE

Leonard, Boudinot & Skodje Inc.
PROFESSIONAL ENGINEERS & LAND SURVEYORS
803 E. 1st Street, Mount Vernon, WA 98273, 336-5751

