

Name: Gary Kangas

Address: dba Denali Homes
17490 State Route 9

City and State: Mount Vernon, WA 98274

Tax Account Number: P113896
Escrow #: JM-1142

**QUIT CLAIM DEED
EASEMENT**

By df
Skagit Co. Treasurer
Deputy
Amt Paid \$
0

FEB 09 2004

THE GRANTOR Reinhart J. Koepp, II and Joann A. Koepp, husband and wife,

for and in consideration of easement for no consideration.

conveys and quit claims to Gary W. Kangas and Tome L. Kangas, husband and wife,

the following described real estate, situated in the County of Skagit State of Washington together with all after acquired title of the grantor(s) therein:

A non-exclusive easement for ingress, egress and utilities over, across and under the following described property:

Begin at the Southeast corner of Lot 55 "NOOKACHAMP HILLS PLANNED UNIT DEVELOPMENT, PHASE I" as recorded in Volume 17 of Plats, Pages 26 through 31, records of Skagit County, Washington; thence South 83 degrees 35' 40" West along the South line of said Lot 55, a distance of 20.13 feet; thence South 12 degrees 02' 56 East 35.84 feet; thence South 14 degrees 53' 06" East 87.71 feet to the right-of-way line of Kokanee Court as shown on said plat; thence Northeasterly along said line through a non tangent curve concave to the Southeast whose radius point bears South 27 degrees 23' 02" East a distance of 50.0 feet through a central angle of 23 degrees 04' 26" an arc distance of 20.14 feet to the Southeast corner of Lot 51 of said plat; thence North 14 degrees 04' 26" West 120.21 feet to the point of beginning.

Said easement to be appurtenant to said Lot 55.

Dated the 9th day of February, 2004.

* Reinhart J. Koepp, II

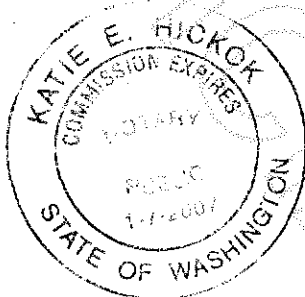
* Joann A. Koepp

STATE OF WASHINGTON, }
County of Skagit } ss.

ACKNOWLEDGMENT - Individual

On this day personally appeared before me Reinhart J. Koeppe II and
~~Ed Gary to Joann A. Koeppe~~ to me known
to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that they
signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 9th day of February, 19 2004



Katie E. Hickok
Notary Public in and for the State of Washington,
residing at mtvernon

My appointment expires 1-7-07

STATE OF WASHINGTON, }
County of _____ } ss.

ACKNOWLEDGMENT - Corporate

On this _____ day of _____, 19____, before me, the undersigned, a Notary Public in and for the State of
Washington, duly commissioned and sworn, personally appeared _____
_____ and _____ to me known to be the
_____ President and _____ Secretary, respectively, of _____
_____ the corporation that executed the 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 _____
authorized to execute the said instrument and that the seal affixed (if any) is the corporate seal of said corporation.

Witness my hand and official seal hereto affixed the day and year first above written.

Notary Public in and for the State of Washington,
residing at _____

My appointment expires _____

This jurat is page _____ of _____ and is attached to _____



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Skagit County Auditor

2/10/2004 Page

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