



200404190122
Skagit County Auditor

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200402250092
Skagit County Auditor

2/25/2004 Page 1 of 2 12:04PM

AFTER RECORDING MAIL TO:

Name JOSE SILVA

Address 12419 61ST AVE W

City, State, Zip MUKILTEO, WA 98275

Filed for Record at Request of:

re-recorded to correct legal description

QUIT CLAIM DEED

THE GRANTOR(S) EVERT MAGNUSON, MARY E MAGNUSON

for and in consideration of

conveys and quit claims to JOSE SILVA

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:

~~LOT 55, "FOREST ESTATES, PLAT NO. 2 ACCORDING TO THE plat recorded in Volume 8. OF PLATS Pages 101 and 102, records of Skagit County, Washington.~~

¹⁸³⁸
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

APR 19 2004

Amount Paid \$ 0
Skagit Co. Treasurer
By [Signature] Deputy

⁸²⁹
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax

FEB 25 2004

Amount Paid \$ 2,225.00
Skagit County Treasurer
By [Signature] Deputy

Assessor's Property Tax Parcel/Account Number: 3915-000-055-0002 (P65472)

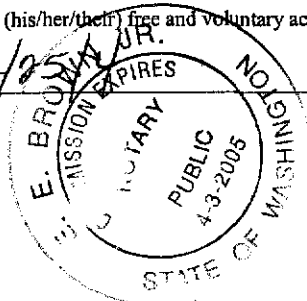
Dated: 3/25/04

Mary Magnuson
Evert Magnuson
By [Signature] PC/H

STATE OF Washington)
COUNTY OF Skagit)-ss

I certify that I know or have satisfactory evidence that Mary Magnuson (is/are) the person(s) who appeared before me, and said person(s) acknowledged that (he/she/they) signed this instrument and acknowledged it to be (his/her/their) free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 2/25/04



Notary Public in and for the state of Washington

My appointment expires: 4-3-2005
EE BROWN JR.

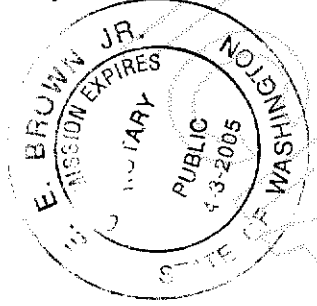
STATE OF WASHINGTON, }
County of SKAGIT } ss.

ACKNOWLEDGMENT - Representative Capacity


I certify that I know or have satisfactory evidence that Mary Magnuson
is the person who appeared before me, and said person acknowledged that he/she signed this instrument, on oath stated that he/she
was authorized to execute the instrument and acknowledged it as the Attorney-in-fact for
~~Evert~~ Evert Magnuson of _____

to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

GIVEN under my hand and official seal the day and year last above written.



E. Brown Jr.
Notary Public in and for the State of Washington,
residing at Sedro Woolley, WA
My appointment expires 4-3-2005
EE BROWN JR


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Schedule "C"

The land referred to in this report/policy is situated in the State of Washington, County of Skagit, and is described as follows:

Lot 55, "FOREST ESTATES, PLAT NO. 2, according to the plat recorded in Volume 8 of Plats, Pages 101 and 102, records of Skagit County, Washington.

EXCEPT:

That portion of Lot 55 of the Plat of "FOREST ESTATES, PLAT NO. 2", as recorded in Volume 8 of Plats, Pages 101 and 102, records of Skagit County, Washington, described as follows:

Commencing at the Southwest corner of said Lot 55; thence North 1 degrees 06' 30" West, along the West line thereof, a distance of 246.72 feet to the true point of beginning; thence South 81 degrees 38' 54" East, a distance of 181.43 feet; thence on a curve to the left having a radius of 540.00 feet through a delta of 4 degrees 42' 34", an arc distance of 44.39 feet, to the East line of said Lot 55; thence North 1 degrees 06' 30" West along said line a distance of 60.23 feet; thence Westerly along a non-tangent curve concave to the North whose radius point bears North 4 degrees 14' 16" East, a distance of 480.00 feet, through a delta of 4 degrees 06' 50" an arc distance of 34.47 feet; thence North 81 degrees 38' 54" West, a distance of 191.43 feet to the West line of said Lot 55; thence South 1 degrees 06' 30" East, a distance of 60.83 feet to the true point of beginning.

ALSO EXCEPT:

That portion of Lot 55 of the Plat of "FOREST ESTATES, PLAT NO. 2", as recorded in Volume 8 of Plats, Pages 101 and 102, records of Skagit County, Washington, described as follows:

Beginning at the Southwest corner of said Lot 55; thence North 1 degree 06' 30" West, along the West line thereof, a distance of 246.72 feet to the Southerly line of that certain parcel as conveyed to the City of Mount Vernon under Statutory Warranty Deed recorded under Auditor's File No. 9201220104, records of Skagit County, Washington; thence the following courses along the South line of said parcel; thence South 81 degrees 38' 54" East, a distance of 181.43 feet; thence on a curve to the left having a radius of 540.00 feet; through a delta of 4 degrees 42' 34", an arc distance of 44.39 feet to the East line of said Lot 55; thence South 1 degree 06' 30" East, along the East line of said Lot 55, a distance of 212.13 feet to the Southeast corner of said Lot 55; thence South 89 degrees 04' 37" West, along the South line thereof, a distance of 223.00 feet to the POINT OF BEGINNING.



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