

After Recording Return To:
LAW OFFICE OF BRIAN E. CLARK
P. O. Box 336
Mount Vernon, WA 98273



200406140201
Skagit County Auditor
6/14/2004 Page 1 of 3 11:37AM

QUITCLAIM DEED

GRANTOR: **CHILDRESS, Walter F. and**
CHILDRESS, Sharon M., husband and wife

GRANTEE: **CHILDRESS, Walter F.,** Trustee
CHILDRESS, Sharon M., Trustee
of *The Walter and Sharon Childress Revocable Living Trust, UTD 01/02/03*

Legal Description:

Abbreviated Form: Lt 76, Anaco Beach, Skagit County, WA

Additional on Page: 1 and 2

Assessor's Tax Parcel No: 3858-000-076-0006 (P61878)

THE UNDERSIGNED GRANTORS, **WALTER F. CHILDRESS** and **SHARON M. CHILDRESS**, husband and wife, for and in consideration of the transfer into their revocable living trust, and for no monetary consideration, convey and quitclaim to **WALTER F. CHILDRESS** and **SHARON M. CHILDRESS, Trustees of The Walter and Sharon Childress Revocable Living Trust, UTD 01/02/03**, all of Grantors' interest in and to the following described real estate, together with all after-acquired title of the Grantors therein, to-wit:

Lot 76, "ANACO BEACH," according to the plat recorded in Volume 5 of Plats, page 4, records of Skagit County, Washington.

TOGETHER WITH that portion of vacated public right-of-way adjacent thereto on the North, which, upon vacation, attached to said premises by operation of law, EXCEPT that portion of said Lot 76 and vacated public right-of-way, described as follows:

QUITCLAIM DEED - 1

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Commencing at the Northwest corner of said PLAT OF ANACO BEACH; thence North 89°29'16" East along the North boundary of said plat (plat bearing = North 88°15'30" East) a distance of 242.34 feet to the Northwest corner of said vacated street, being also the true point of beginning; thence South 0°30'44" East a distance of 60.46 feet; thence North 35°04'18" East a distance of 74.34 feet to the North line of said Plat; thence South 89°29'16" West a distance of 43.26 feet to the true point of beginning.

SUBJECT TO:

Right of the public to make necessary slopes for cuts or fills upon said premises in the reasonable original grading of streets, avenues, alleys and roads, as dedicated in the plat;

Local Improvement District Assessment No. 189 of the City of Anacortes.

Situated in the County of Skagit, State of Washington.

SUBJECT FURTHER TO: Easements, restrictions and reservations of record.

DATED this 8th day of June, 2004.


WALTER F. CHILDRESS


SHARON M. CHILDRESS

2959
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUN 14 2004

Amount Paid \$
Skagit Co. Treasurer
By  Deputy

QUITCLAIM DEED - 2

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Skagit County Auditor

STATE OF CALIFORNIA

COUNTY OF *Los Angeles*

SS.

I certify that I know or have satisfactory evidence that WALTER F. CHILDRESS and SHARON M. CHILDRESS are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in the instrument.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 8 day of June, 2004.

Laura W. Gilliland

Printed Name Laura W. Gilliland
NOTARY PUBLIC in and for the State of California
My Commission Expires 10/12/06



QUITCLAIM DEED - 3

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