

FILED FOR RECORD AT THE
REQUEST OF/RETURN TO:



200612070067
Skagit County Auditor

12/7/2006 Page 1 of 7 11:55AM

QUITCLAIM DEED FOR BOUNDARY LINE ADJUSTMENT

Grantor (s): RALPH OLSON, Executor of the
ESTATE OF BERNICE CAROL OLSON, Deceased

Grantee (s): RALPH OLSON, Executor of the
ESTATE OF BERNICE CAROL OLSON, Deceased

Additional Grantor(s) on page(s):

Additional Grantee(s) on page(s):

Abbreviated Legal: Lake Cavanaugh Sub Div 1, Lots 26 to 29, Blk 6

Additional Legal on page(s): 1, 2, 3

Assessor's Tax Parcel Nos.: P66471 / 3937-006-026-0009
P66472 / 3937-006-029-0006

The GRANTOR/GRANTEE is the owner of the following parcels of property:

Parcel No. 1:

Lot 26, Block 6, "LAKE CAVANAUGH SUBDIVISION, DIVISION 1" as per plat recorded in Volume 5 of Plats, page 37-43, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

Parcel No. 2:

Lots 27, 28 and 29, Block 6, "LAKE CAVANAUGH SUBDIVISION, DIVISION 1" as per plat recorded in Volume 5 of Plats, page 37-43, records of Skagit County, Washington.

All of the above parcels being subject to and together with easements, reservations, restrictions, covenants, liens, and other instruments of record.

WHEREAS: THE GRANTOR/GRANTEE, RALPH OLSON, in his capacity as the duly appointed qualified and acting Executor for the ESTATE OF BERNICE CAROL OLSON, Deceased, under King County Superior Court Cause No. 05-4-01695-4SEA, and not in his individual capacity, wishes to reconfigure the above-described parcels through a boundary line adjustment;

NOW THEREFORE, THE GRANTOR, RALPH OLSON, in his capacity as the duly appointed qualified and acting Executor for the ESTATE OF BERNICE CAROL OLSON, Deceased, under King County Superior Court Cause No. 05-4-01695-4SEA, and not in his individual capacity, for the purpose of establishing new boundary lines between parcels owed by Grantor and Grantee, does hereby convey and quitclaim to RALPH OLSON, in his capacity as the duly appointed qualified and acting Executor for the ESTATE OF BERNICE CAROL OLSON, Deceased, under King County Superior Court Cause No. 05-4-01695-4SEA, and not in his individual capacity, as Grantee, the following described real estate situate in the County of Skagit, State of Washington, together with all after-acquired title to the Grantor therein, to wit: that property described as:

Parcel No. 1:

Lot 26 and Lot 27, Block 6, "LAKE CAVANAUGH SUBDIVISION, DIVISION 1" as per plat recorded in Volume 5 of Plats, page 37-43, records of Skagit County, Washington.

EXCEPT that portion of Lot 27 described as follows:

Beginning at a point on the Easterly line of said Lot 27, which bears N 13°22'29" E, 41.12 feet from the Southeasterly corner of said Lot 27; thence
N 35°49'40" W 16.28 feet; thence
N 42°33'06" E 25.27 feet to the Easterly line of said Lot 27; thence
S 13°22'29" W along said Easterly line 32.70 feet to the point of beginning.

SUBJECT TO AND TOGETHER WITH, easements, reservations, restrictions, covenants, liens, leases, court causes and other instruments of record.

Situate in Skagit County, Washington.



Parcel No. 2:

Lots 28 and 29, Block 6, "LAKE CAVANAUGH SUBDIVISION, DIVISION 1" as per plat recorded in Volume 5 of Plats, page 37-43, records of Skagit County, Washington.

ALSO that portion of Lot 27 of "LAKE CAVANAUGH SUBDIVISION, DIVISION 1" described as follows:

Beginning at a point on the Easterly line of said Lot 27, which bears N 13°22'29" E 41.12 feet from the Southeasterly corner of said Lot 27; thence N 35°49'40" W 16.28 feet; thence N 42°33'06" E 25.27 feet to the Easterly line of said Lot 27; thence S 13°22'29" W along said Easterly line 32.70 feet to the point of beginning.

SUBJECT TO AND TOGETHER WITH, easements, reservations, restrictions, covenants, liens, leases, court causes and other instruments of record.

Situate in Skagit County, Washington.

This boundary line adjustment is not for the purpose of creating an additional building lot.

DATED this 7 day of DECEMBER, 2006.

ESTATE OF BERNICE CAROL OLSON, Deceased

By [Signature]
RALPH OLSON
Executor

THE FOREGOING QUITCLAIM DEED ADJUSTING BOUNDARY LINES IS HEREBY APPROVED THIS 7th DAY OF December, 2006.

6193
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax

DEC 07 2006

Amount Paid \$0
Skagit County Treasurer
By: MAM Deputy

SKAGIT COUNTY

By [Signature]

Its Associate Planner



State of Washington)
County of Skagit) ss

I certify that I know or have satisfactory evidence that RALPH OLSON is the person who appeared before me, and said person acknowledged that he was authorized to execute the instrument and acknowledged it as the Executor of the ESTATE OF BERNICE CAROL OLSON, Deceased, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 12/7, 2006.

WARREN G. OTTESON
STATE OF WASHINGTON
NOTARY — • — PUBLIC
MY COMMISSION EXPIRES 10-20-08

Warren G. Otteson
NOTARY PUBLIC
Printed Name: WARREN G. OTTESON
My appointment expires: 10/20/06



BEFORE BOUNDARY LINE ADJUSTMENT

LOT A

LOT 26, BLOCK 6, "LAKE CAVANAUGH SUBDIVISION, DIVISION 1" AS PER PLAT RECORDED IN VOLUME 5 OF PLATS, PAGE 37-43, RECORDS OF SKAGIT COUNTY, WASHINGTON.

LOT B

LOTS 27, 28 & 29, BLOCK 6, "LAKE CAVANAUGH SUBDIVISION, DIVISION 1" AS PER PLAT RECORDED IN VOLUME 5 OF PLATS, PAGE 37-43, RECORDS OF SKAGIT COUNTY, WASHINGTON.

AFTER BOUNDARY LINE ADJUSTMENT

LOT A

LOT 26 AND LOT 27, BLOCK 6, "LAKE CAVANAUGH SUBDIVISION, DIVISION 1" AS PER PLAT RECORDED IN VOLUME 5 OF PLATS, PAGE 37-43, RECORDS OF SKAGIT COUNTY, WASHINGTON.

EXCEPT THAT PORTION OF LOT 27 DESCRIBED AS FOLLOWS;

BEGINNING AT A POINT ON THE EASTERLY LINE OF SAID LOT 27, WHICH BEARS N 13° 22' 29" E, 41.12 FEET FROM THE SOUTHEASTERLY CORNER OF SAID LOT 27; THENCE N 35° 49' 40" W, 16.28 FEET; THENCE N 42° 33' 06" E, 25.27 FEET TO THE EASTERLY LINE OF SAID LOT 27; THENCE S 13° 22' 29" W ALONG SAID EASTERLY LINE 32.70 FEET TO THE POINT OF BEGINNING.

LOT B

LOTS 28 & 29, BLOCK 6, "LAKE CAVANAUGH SUBDIVISION, DIVISION 1" AS PER PLAT RECORDED IN VOLUME 5 OF PLATS, PAGE 37-43, RECORDS OF SKAGIT COUNTY, WASHINGTON.

ALSO THAT PORTION OF LOT 27 OF "LAKE CAVANAUGH SUBDIVISION, DIVISION 1" DESCRIBED AS FOLLOWS;

BEGINNING AT A POINT ON THE EASTERLY LINE OF SAID LOT 27, WHICH BEARS N 13° 22' 29" E, 41.12 FEET FROM THE SOUTHEASTERLY CORNER OF SAID LOT 27; THENCE N 35° 49' 40" W, 16.28 FEET; THENCE N 42° 33' 06" E, 25.27 FEET TO THE EASTERLY LINE OF SAID LOT 27; THENCE S 13° 22' 29" W ALONG SAID EASTERLY LINE 32.70 FEET TO THE POINT OF BEGINNING.

PROPOSED EASEMENT

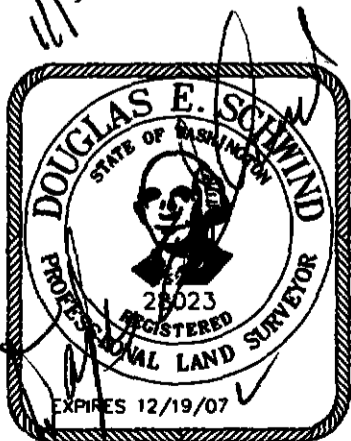
A 15 FOOT EASEMENT FOR INGRESS AND EGRESS IN FAVOR OF LOT 28 & 29, BLOCK 6, "LAKE CAVANAUGH SUBDIVISION, DIVISION 1", AS PER THE PLAT RECORDED IN VOLUME 5 OF PLAYS, PAGES 37 - 43, RECORDS OF SKAGIT COUNTY, WASHINGTON, OVER A PORTION OF LOT 27, BLOCK 6, "LAKE CAVANAUGH SUBDIVISION, DIVISION 1", AS PER THE PLAT RECORDED IN VOLUME 5 OF PLATS, PAGES 37 - 43, RECORDS OF SKAGIT COUNTY, WASHINGTON; THE EASEMENT BEING 7.5 FEET EACH SIDE OF THE FOLLOWING DESCRIBED LINE;

BEGINNING AT A POINT ON THE NORTHERLY LINE OF SAID LOT 27 WHICH BEARS N 78° 33' 00" W 20.27 FEET FROM THE NORTHEASTERLY CORNER OF SAID LOT 27; THENCE

- 1) LEAVING SAID NORTHERLY LINE S 42° 15' 23" W, 16.60 FEET; THENCE
- 2) S 10° 40' 50" W, 23.03 FEET; THENCE
- 3) S 00° 39' 57" W, 71.67 FEET; THENCE
- 4) S 05° 30' 55" W, 35.68 FEET; THENCE
- 5) S 11° 29' 53" W, 27.31 FEET; THENCE
- 6) S 25° 03' 37" E, 9.10 FEET TO A POINT ON THE EASTERLY LINE OF SAID LOT 27 WHICH BEARS S 13° 22' 29" W, 177.90 FEET FROM THE NORTHEASTERLY CORNER OF SAID LOT 27.

THE SIDELINES TO BE SHORTENED OR EXTENDED TO TERMINATE ON THE NORTHERLY OR EASTERLY LINES OF SAID LOT 27.

11/5/06



BOUNDARY LINE ADJUSTMENT

REVIEWED AND APPROVED IN ACCORDANCE WITH SCC CHAPTER 14.18.700 ON

Deam _____ 7, 2006

Good Reader _____
SKAGIT COUNTY PLANNING AND PERMIT CENTER

NORTHWEST DATUM & DESIGN

CIVIL ENGINEERING AND SURVEYING SOLUTIONS

1128 E. FAIRHAVEN AVE
BURLINGTON, WASHINGTON 98253
PH: (360) 755-0434 FAX: (360) 755-0464



DOUGLAS E. SCHWIND P.L.S., P.L.C.

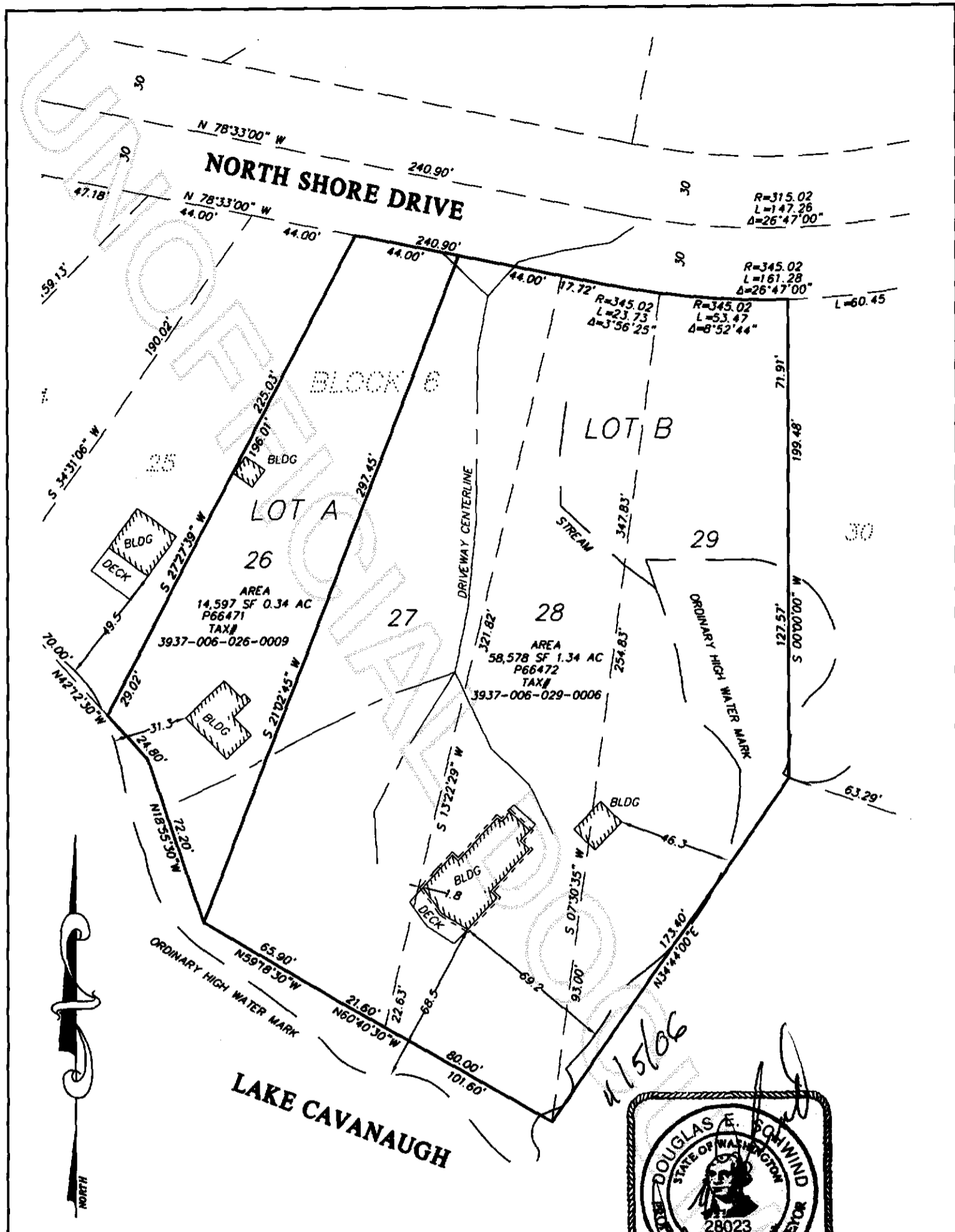
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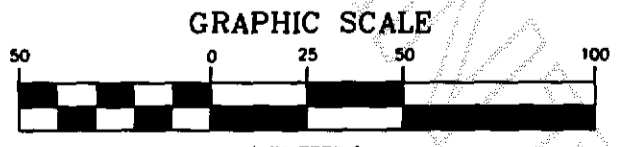
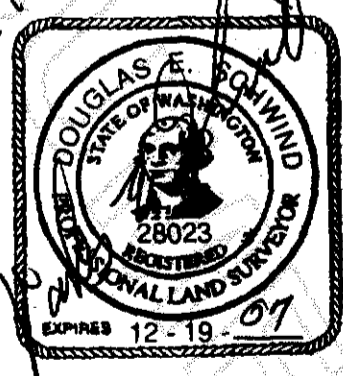
200612070067

Skagit County Auditor



LEGEND

- EXISTING ROAD CENTERLINE
- - - RECORD PROPERTY LINE
- PROPOSED PROPERTY LINE



(IN FEET)
1 inch = 50 ft.

BEFORE BIA

NORTHWEST DATUM & DESIGN
CIVIL ENGINEERING AND SURVEYING SOLUTIONS
1128 C. FAIRHAVEN AVE
BURLINGTON, WASHINGTON 98233
PH: (360) 755-0434 FAX: (360) 755-0464

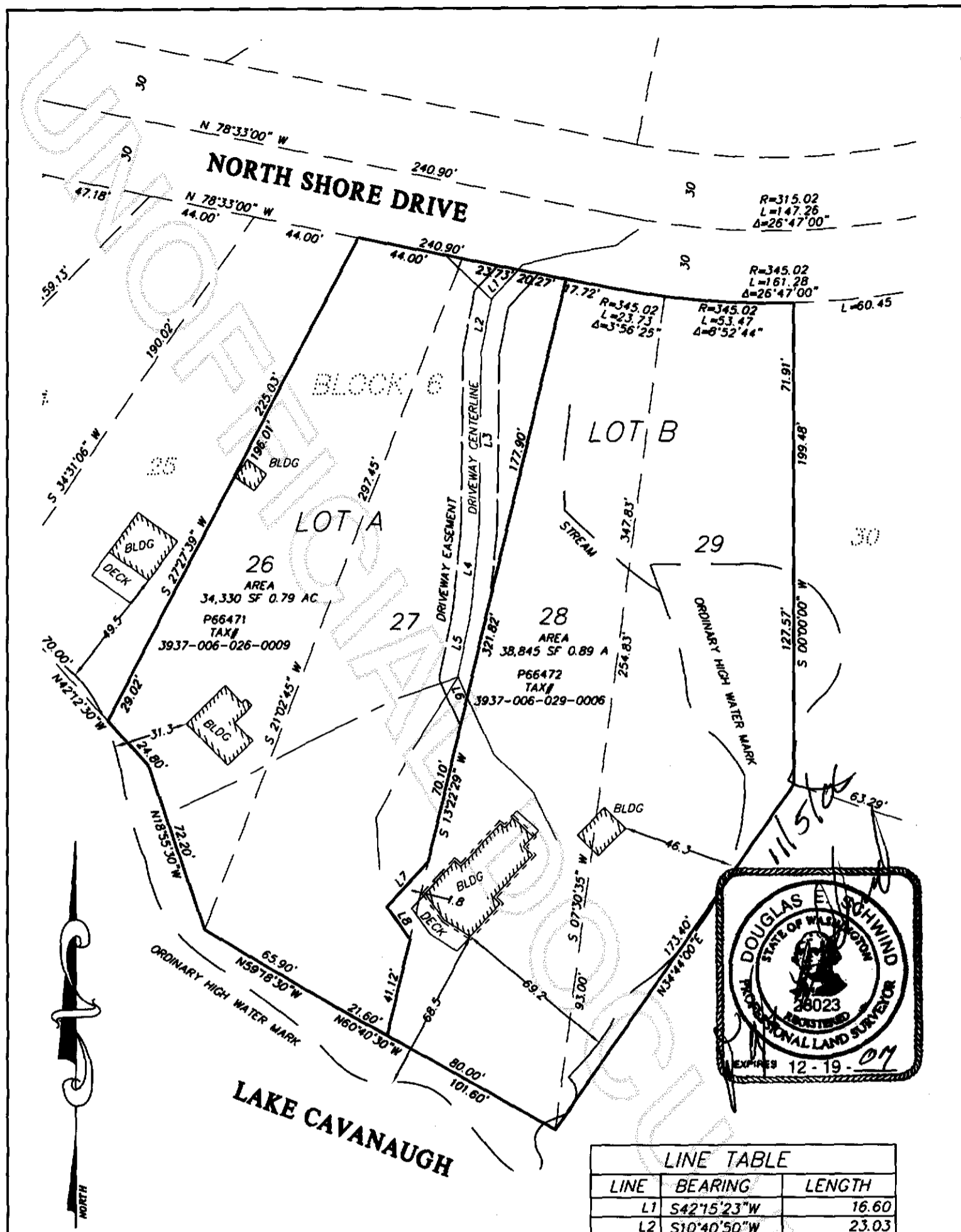


DOUGLAS E. SCHWIND P.E., P.L.S.

SHEET DESCRIPTION:
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200612070067
Skagit County Auditor

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16173
c. 2006



NORTHWEST DATUM & DESIGN
 CIVIL ENGINEERING AND SURVEYING SOLUTIONS
 1128 E. FAIRHAVEN AVE
 BURLINGTON, WASHINGTON 98253
 PH: (360) 755-0434 FAX: (360) 755-0464

DOUGLAS E. SCHWIND P.E., P.L.S.

AFTER BLA

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DATE Dec. 2006