



200707200136  
Skagit County Auditor

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200707030005

Skagit County Auditor

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**WHEN RECORDED RETURN**

Filed for Record at Request of  
Land Title Company of Skagit County  
Order No.: 122624-PAE

**PARTIAL RECONVEYANCE**

The undersigned as trustee under that certain Deed of Trust, dated APRIL 20 2006 in which  
TODD R KIRKPATRICK AND CAROL A KIRKPATRICK is grantor and  
WHIDBEY ISLAND BANK is beneficiary, recorded on  
APRIL 26 2006 as Auditor's No.

200604260210 records of SKAGIT County, Washington, having received from the  
beneficiary under said Deed of Trust a written request to reconvey a portion of the real property described in  
said deed, does hereby reconvey, without warranty, to the persons entitled thereto the right, title and  
interest now held by said trustee in and to the portion of the real property described in said Deed of Trust,  
situated in SKAGIT County, Washington, as follows:

**THIS DOCUMENT BEING RECORDED TO CORRECT & REPLACE #200702080111**

SEE ATTACHED LEGAL DESCRIPTION  
P123005

*LT 8 ANACORTES SP ANA 04-003*

Dated July 3 2007

LAND TITLE COMPANY OF SKAGIT CO

By: *Bill Ronhaar* (Name-Title) Manager  
(Trustee)

STATE OF WASHINGTON }ss.  
COUNTY OF

STATE OF WASHINGTON }ss.  
COUNTY OF SKAGIT

On this day personally appeared before me

On this 3RD day of JULY 2007

to me known to be the individual described  
in and who executed the within and  
foregoing instrument, and acknowledge that

before me, that undersigned, a Notary Public in and for the State of  
Washington, duly commissioned and sworn, personally appeared  
BILL RONHAAR, to me known to be the  
authorized signatory of LAND TITLE COMPANY

signed the same as

The corporation that executed the foregoing instrument, and  
acknowledged 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 he is authorized to execute to the said instrument

free and voluntary act and deed, for the uses  
and purposes therein mentioned

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

GIVEN under my hand and official seal this  
day of

*Sharon R. Anthony*  
Sharon R. Anthony

Notary Public in and for the State of Washington,  
Residing at  
My Appointment expires

**SHARON R. ANTHONY**  
**STATE OF WASHINGTON**  
**NOTARY ---- PUBLIC**  
My Commission Expires 9-6-2009

Notary Public in and for the State of Washington,  
Residing at MOUNT VERNON  
My appointment expires 9/6/2009

KIRKPATRICK LEGAL DESCRIPTIONS

MORTGAGED PROPERTY

LOT 8, ANACORTES SHORT PLAT ANA 04-003 AS RECORDED UNDER A.F. 200505200118 AND ADJUSTED AS PER BOUNDARY LINE ADJUSTMENT RECORDED UNDER A.F. 200512010170, RECORDS OF SKAGIT COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTH EAST CORNER OF SAID LOT 8;  
THENCE NORTH 88°46'41" WEST A DISTANCE OF 355.00 FEET;  
THENCE NORTH 03°09'42" EAST A DISTANCE OF 21.71 FEET;  
THENCE NORTH 40°27'11" EAST A DISTANCE OF 142.66 FEET;  
THENCE SOUTH 69°54'22" EAST A DISTANCE OF 21.16 FEET;  
THENCE NORTH 34°21'11" EAST A DISTANCE OF 118.61 FEET;  
THENCE NORTH 24°29'26" EAST A DISTANCE OF 29.00 FEET;  
THENCE SOUTH 72°40'00" EAST A DISTANCE OF 98.33 FEET;  
THENCE NORTH 23°53'00" EAST A DISTANCE OF 65.00 FEET;  
THENCE NORTH 66°25'51" EAST A DISTANCE OF 54.04 FEET;  
THENCE SOUTH 01°22'43" WEST A DISTANCE OF 306.69 FEET TO THE POINT OF BEGINNING.  
SAID PROPERTY CONTAINING 66,780 SQUARE FEET.

EXCEPT THE FOLLOWING  
PROPOSED RESIDUAL PARCEL

LOT 8B BEING A PORTION OF LOT 8, ANACORTES SHORT PLAT ANA 04-003 AS RECORDED UNDER A.F. 200505200118 AND ADJUSTED AS PER BOUNDARY LINE ADJUSTMENT RECORDED UNDER A.F. 200512010170, RECORDS OF SKAGIT COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH EAST CORNER OF SAID LOT 8,  
THENCE NORTH 88°46'41" WEST A DISTANCE OF 102.13 FEET TO THE POINT OF BEGINNING;  
THENCE NORTH 88°46'41" WEST A DISTANCE OF 83.34 FEET;  
THENCE NORTH 23°48'42" WEST A DISTANCE OF 138.35 FEET;  
THENCE NORTH 34°21'11" EAST A DISTANCE OF 55.76 FEET;  
THENCE SOUTH 55°38'49" EAST A DISTANCE OF 96.30 FEET;  
THENCE NORTH 39°06'22" EAST A DISTANCE OF 84.61 FEET;  
THENCE NORTH 10°30'24" WEST A DISTANCE OF 24.56 FEET;  
THENCE ALONG A NON TANGENT CURVE TO THE SOUTHEAST, CONCAVE TO THE NORTHEAST, THE CENTER POINT OF WHICH BEARS NORTH 63°06'19" EAST HAVING A RADIUS OF 46.00 FEET, CURVE LENGTH OF 30.00 FEET, AND AN INTERIOR ANGLE OF 37°22'01";  
THENCE SOUTH 39°06'22" WEST A DISTANCE OF 103.24 FEET;  
THENCE SOUTH 12°06'02" EAST A DISTANCE OF 111.60 FEET TO THE POINT OF BEGINNING.  
SAID PROPERTY CONTAINING 15,746 SQUARE FEET.

PROPOSED AREA OF RELEASE  
LOT 8 ABOVE EXCEPT LOT 8B ABOVE



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