



200711060042

Skagit County Auditor

11/6/2007 Page 1 of 3 11:31AM

FILED FOR RECORD AT REQUEST OF:

LAWRENCE AND SANDRA EVANS  
9258 Avon Allen Road  
Bow, Washington 98232

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## Quit Claim Deed

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THE GRANTORS, LAWRENCE G. EVANS, husband, and SANDRA L. EVANS, wife, for no consideration, conveys and quit claims as a gift of love and affection to GRANTEEES, LAWRENCE G. EVANS and SANDRA L. EVANS, as Co-Trustors and Co-Trustees of THE DECLARATION OF TRUST OF THE EVANS FAMILY TRUST, created on February 25, 1998, the following described real estate, situated in the County of Skagit, State of Washington, together with all after acquired title of the grantor therein:

REFERENCE NUMBERS OF RELATED DOCUMENTS: 200610230189

ASSESSOR'S PROPERTY TAX PARCEL ACCOUNT NUMBER: P68605

LEGAL DESCRIPTION:

PARCEL "A": The West 270 feet of the following described tract:

That portion of Tract 1, L.W.L. Co.'s "SAMISH RIVER ACREAGE, Plat No. 1" according to the Plat thereof, recorded in Volume 3 of Plats, page 69, records of Skagit County, Washington, described as follows:

Beginning at the Northeast corner of the Southeast 1/4 of the Northeast 1/4 of Section 23, Township 35 North, Range 3 East, W.M.; thence South a distance of 100 feet; thence West a distance of 435.6 feet; thence North a distance of 100 feet; thence East a distance of 435.6 feet to the point of beginning.

PARCEL "B": An easement for roadway and utility purposes recorded May 27, 1975, under Auditor's File No. 818004, records of Skagit County, Washington, over the following described tract.

The South 30 feet of the North 130 feet of the East 435.60 feet of Lot 1, "SAMISH RIVER ACREAGE", Section 23, Township 35 North, Range 3 East, W.M.

SUBJECT TO: Covenants, Conditions, Restrictions and Easements as per thte attached *Schedule B-1* and by this reference made a part hereof.

Dated this 1<sup>st</sup> day of November, 2007.

GRANTORS:

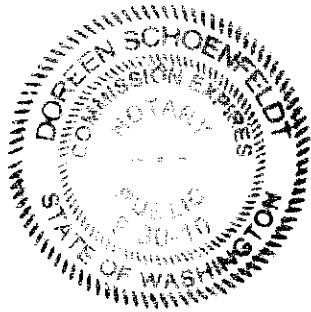
*Lawrence G. Evans*  
LAWRENCE G. EVANS

*Sandra L. Evans*  
SANDRA L. EVANS

STATE OF WASHINGTON )  
                                  ) ss.  
COUNTY OF SKAGIT )

I certify that I know or have satisfactory evidence that LAWRENCE G. EVANS and SANDRA L. EVANS 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.

Dated this 1<sup>st</sup> day of November, 2007.



*Doreen Schoenfeldt*  
NOTARY PUBLIC: DOREEN SCHOENFELDT  
in and for the State of Washington  
residing at Sedro Woolley WA  
My appointment expires: ~~09/30/06~~ 2010

5762  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

NOV 06 2007

Amount Paid \$  
Skagit Co. Treasurer  
By *Wam* Deputy



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Schedule "B-1"

EXCEPTIONS:

A. DECLARATION OF EASEMENTS, COVENANTS AND ROAD MAINTENANCE AGREEMENT, INCLUDING THE TERMS AND CONDITIONS THEREOF:

Dated: May 20, 1975  
Recorded: May 27, 1975  
Auditor's No.: 818004  
Affects: Parcel "B"

B. RESERVATION CONTAINED IN DEED

Executed by: Norma J. Edson  
Recorded: November 19, 1997  
Auditor's No.: 9711190031  
As Follows: The above described property will be combined or aggregated with contiguous property owned by the grantee. This boundary adjustment is not for the purpose of creating an additional building lot."  
Affects: The East 70 feet

C. AGREEMENT, AND THE TERMS AND PROVISIONS THEREOF:

Between: Janet Berger  
And: Bruce and Barbara Solwold  
Dated: August 31, 2000  
Recorded: February 26, 2001  
Auditor's No.: 200102260114  
Regarding: Setback easement

Note # 1.: We note the following recorded documents which may affect building or land use. Governmental regulations are not a matter of title insurance and said documents are shown as a courtesy only. Reference is made to the record for the full particulars. Matters set forth in said notice/agreement (s) may have expired, changed or may change in the future without recorded notice.

Auditor's File No.: 200102260112  
Document Title: Notice  
Regarding: Development Activities On or Adjacent to Designated Natural Resource Lands

Auditor's File No.: 200102260113  
Document Title: Notice  
Regarding: Structure which is within 200 feet of a Skagit County designated natural resource land.

Auditor's File No.: 200103010084  
Document Title: Agreement  
Regarding: Low Flow Mitigation Sum



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