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LYLE K. WILSON, Attorney at Law
15408 Main Street, Suite 105
Mill Creek, WA 98012-9025



201212270001
Skagit County Auditor

12/27/2012 Page 1 of 3 9:20AM

WASHINGTON STATE COUNTY AUDITOR'S/RECORDER'S INDEXING FORM

Please Print Or Type Information:

Document Title(s) (or transactions contained therein):

- 1. QUIT CLAIM DEED

Reference Number of Document Assigned or Released: _____

- Additional reference number on page _____ of document.

Grantor(s) (Last name, first name, middle initial(s)):

- 1. BRATZ, LOUIS E., JR.
- 2.
- 3. Additional name(s) on page(s) _____ of document

Grantee(s) (Last name, first name, middle initial(s)):

- 1. BRATZ, STEVEN L., a married man as his separate property, BRATZ, DAVID C., a married man as his separate property, and BRATZ, DOUGLAS A., a married man as his separate property, each an undivided one-third (1/3) interest as tenants in common
- 2.
- 3. Additional name(s) on page(s) _____ of document

Legal Description (abbreviated: i.e., lot, block, plat or section, township, range):

Lot 1, Skagit County Short Plat No. 31-90, being a portion of Tracts 60 and 61, Anaco Beach, as per plat recorded in Volume 5 of Plats, page 4, also being a portion of the Northeast quarter of Section 34, Township 35 North, Range 1 East, W.M.

- Additional legal description is on page 3 of document.

Assessor's Property Tax Parcel or Account Number: P61865

- Assessor Tax Number Not Yet Assigned

The Auditor/Recorder will rely on the information provided on this form. The responsibility for the accuracy of the indexing information is that of the document preparer.

QUIT CLAIM DEED

THE GRANTOR, LOUIS E. BRATZ, JR., for and in consideration of love and affection, conveys and quit claims to STEVEN L. BRATZ, a married man as his separate property, DAVID C. BRATZ, a married man as his separate property, and DOUGLAS A. BRATZ, a married man as his separate property, each an undivided one-third (1/3) interest as tenants in common, in and to the following-described real estate, situated in the County of Skagit, State of Washington, including any after-acquired title:

Abbreviated Legal:

Lot 1, Skagit County Short Plat No. 31-90, being a portion of Tracts 60 and 61, Anaco Beach, as per plat recorded in Volume 5 of Plats, page 4, also being a portion of the Northeast quarter of Section 34, Township 35 North, Range 1 East, W.M.,

SEE ATTACHED LEGAL DESCRIPTION LISTED AS "EXHIBIT A" WHICH IS INCORPORATED HEREIN BY REFERENCE;

SUBJECT TO AND TOGETHER WITH covenants, conditions, restrictions, reservations, rights, and easements of record.

Tax Parcel No.: P61865.

DATED this 12 day of December, 2012.



LOUIS E. BRATZ, JR.

STATE OF WASHINGTON)
COUNTY OF SNOHOMISH) ss.

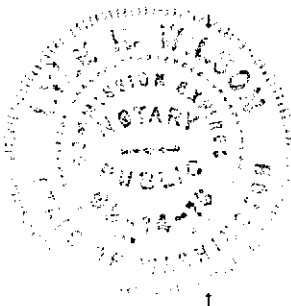
I certify that I know or have satisfactory evidence that LOUIS E. BRATZ, JR., is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in the instrument.

DATED this 12 day of December, 2012.

[NOTARY SEAL]




LYTLE K. WILSON, Notary Public in and for the State of Washington, residing at Mill Creek. My commission expires May 14, 2016.



SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20124174
DEC 27 2012

Amount Paid \$0
Skagit Co. Treasurer
By  Deputy



201212270001
Skagit County Auditor

"EXHIBIT A"

Lot 1, Skagit County Short Plat No. 31-90, approved February 6, 1991 and recorded February 8, 1991 under Skagit County Auditor's File No. 9102080001, being a portion of Tracts 60 and 61, Anaco Beach, as per plat recorded in Volume 5 of Plats, page 4, also being a portion of the Northeast 1/4 of Section 34, Township 35 North, Range 1 East, W.M.

EXCEPT that portion of said Lot 1 described as follows:

BEGINNING at the Southeast corner of said Lot 1, Short Plat No. 31-90;
thence South 89°56'00" West along the South line of said lot for a distance of 233.55 feet;
thence North 64°08'37" East for a distance of 52.67 feet, more or less, to a point bearing North 83°02'50" West from the POINT OF BEGINNING;
thence South 83°02'50" East for a distance of 187.53 feet, more or less, to the POINT OF BEGINNING.

TOGETHER WITH that portion of Lot 2, said Skagit County Short Plat No. 31-90 described as follows:

BEGINNING at the Northeast corner of said Lot 2, Short Plat No. 31-90;
thence South 89°56'00" West along the North line of said Lot 2 for a distance of 233.55 feet to the TRUE POINT OF BEGINNING;
thence South 64°08'37" West for a distance of 142.54 feet;
thence North 82°26'13" West for a distance of 239.02 feet, more or less, to the West line of said Lot 2;
thence North 7°56'43" East along said West line for a distance of 30.58 feet, more or less, to the Northwest corner of said Lot 2;
thence North 89°56'00" East along the North line of said Lot 2 for a distance of 360.99 feet, more or less, to the TRUE POINT OF BEGINNING.

SUBJECT TO and TOGETHER WITH modified ingress, egress and utilities easement as described in Declaration recorded under Auditor's File No. 9308270088.

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

Situate in the County of Skagit, State of Washington.

Containing 108,909 square feet, 2.5 acres



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