

After recording return to:  
Lane Powell PC  
1420 Fifth Avenue, Suite 4100  
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Attn: Scott F. Campbell



201212270086

Skagit County Auditor

12/27/2012 Page 1 of 3 2:03PM

CHICAGO TITLE

# 1080 - M

QUIT CLAIM DEED

Washington State Recorder's Information (RCW 65.01)

Document Title(s):	Quit Claim Deed
Grantor:	Guthrie, Elmer F. Guthrie, Sandra D.
Grantee(s):	Guthrie, Kevin D. <i>a married man as his separate estate</i> <sup>E</sup> <sub>SDG</sub>
Abbreviated Legal Description(s):	Chicago Title has placed this document for recording as a customer courtesy and accepts no liability for its accuracy or validity
Lots 10 and Ptn. Lot 9, "Anaco Beach", Vol. 5 of Plats, pg. 4, and Ptn. Tracts 2 and 3, Plate 3, Anacortes Tidelands	
Additional legal description on page A-1 of document	
Assessor's Property Tax Parcel/Account Number(s):	350127-0-025-0008 R32378 350127-0-035-0006 R32392 3858-000-010-0005 R61827

THE GRANTOR, ELMER F. GUTHRIE and SANDRA D. GUTHRIE, husband and wife (collectively, "Grantors"), as a gift and for no consideration, hereby convey and quit claim to KEVIN D. GUTHRIE, a married man as his separate estate, ("Grantee"), the undivided two-third (2/3) interest of Grantors in that certain real property described on Exhibit A attached hereto and incorporated herein by reference, situated in Skagit County, Washington (the "Property").

DATED: ~~August~~ <sup>Nov. 26<sup>th</sup></sup>, 2012.

Elmer F. Guthrie

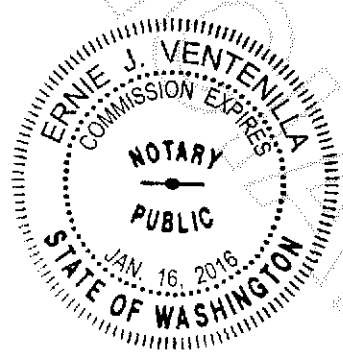
Sandra D. Guthrie

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
*SDG*  
20124188  
DEC 27 2012

STATE OF WASHINGTON )  
 ) ss.  
COUNTY OF King )

On this day personally appeared before me ELMER F. GUTHRIE, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary and deed, for the uses and purposes therein mentioned.

DATED: Nov 26 2012 \_\_\_\_\_ ed \_\_\_\_\_



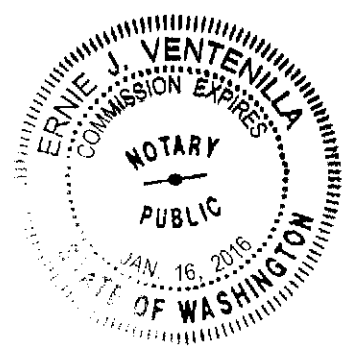
Print Name: Ernie Ventenilla  
NOTARY PUBLIC for the State of  
Washington, residing at  
Bellevue

My appointment expires:  
1-16-16

STATE OF WASHINGTON )  
 ) ss.  
COUNTY OF King )

On this day personally appeared before me SANDRA D. GUTHRIE, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that She signed the same as her free and voluntary and deed, for the uses and purposes therein mentioned.

DATED: Nov 26 2012 \_\_\_\_\_ ed \_\_\_\_\_



Print Name: Ernie Ventenilla  
NOTARY PUBLIC for the State of  
Washington, residing at  
Bellevue

My appointment expires:  
1-16-16



**EXHIBIT A**

**Legal Description**

PARCEL "A":

Lot 10, "ANACO BEACH", as per plat recorded in Volume 5 of Plats, page 4, records of Skagit County, Washington.

PARCEL "B":

The Southeasterly 20 feet of Lot 9, "ANACO BEACH", as per plat recorded in Volume 5 of Plats, page 4, records of Skagit County, Washington.

PARCEL "C":

The Southeasterly 20 feet of the following described tract:

That portion of Tracts 2 and 3, Plate 3, Anacortes Tidelands lying in front of Government Lot 3, Section 27, Township 35 North, Range 1 East, W.M., more particularly described as follows:

Beginning at a point on the Northeasterly side of said Tract 3, said point being the most Southerly corner of Lot 9, "ANACO BEACH", as per plat recorded in Volume 5 of Plats, page 4, records of Skagit County, Washington, and running thence North 52°33' West 100.05 feet along said Northeasterly side of Tract 3; thence Southwesterly to a point on Southwesterly side of said Tract 2, said point also being a point on the inner harbor line which is North 29°23'45" West 45.48 feet from the point of intersection of the East line of said Tract 2 and said inner harbor line, thence South 29°23'45" East 67.92 feet; and thence Northeasterly to the point of beginning, all as shown on the official maps of Anacortes Tide Lands on file in the office of the Commissioner of Public Lands at Olympia, Washington.

PARCEL "D"

That part of Tract 3, Plate 3, "ANACORTES TIDE LANDS", lying in front of "ANACO BEACH" in Government Lot 3, Section 27, Township 35 North, Range 1 East, W.M., described as follows:

Beginning at a point on the Northeasterly side of said tract 3, which point is also the most Westerly corner of Lot 10 of "ANACO BEACH", as per plat recorded in Volume 5 of Plats, page 4, records of Skagit County, Washington and thence running Southwesterly to a point on the Southwesterly side of said Tract 3, said point also being a point on the inner harbor line which line is South 29°23'45' East 22.44 feet from the point of intersection of said inner harbor line and the West line of said Tract 3; thence South 29°23'45" East 54.32 feet along said Southwesterly side and said inner harbor line; thence Northeasterly to a point on the Northeasterly side of said Tract 3 which is South 50°15' East 20 feet from the most Westerly corner of Lot 11, "ANACO BEACH"; and thence Northwesterly along said Northeasterly side 80 feet, more or less, to the point of beginning, all as shown on the official maps of Anacortes Tide Lands on file in the office of the Commissioner of Public Lands at Olympia, Washington, EXCEPT that portion thereof lying adjacent to the Northwesterly 20 feet of Lot 11, "ANACO BEACH", as per plat recorded in Volume 5 of Plats, page 4, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.



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Skagit County Auditor