



After Recording Return To:
Skagit Law Group, PLLC
P. O. Box 336/227 Freeway Drive, Suite B
Mount Vernon, WA 98273

Skagit County Auditor \$77.00
8/16/2017 Page 1 of 4 3:32PM

QUITCLAIM DEED

GRANTOR: JOHNSON, KEITH S., a single man

GRANTEE: BUTLER, JAMES D., Trustee of the *KS Johnson Trust*
uid August 9, 2017

Legal Description:
Abbreviated Form: 1) Lot 35, Big Fir North PUD, Phase 1
2) Ptn SW ¼ SW ¼ S8 T33N R4E WM; Ptn S ½ SW ¼ S8 T33N
R4E WM;
3) Ptn SW ¼ SW ¼ S8 T33N R4E WM
4) Ptn NW ¼ NW ¼ S8 T33N R4 EWM

Additional on: Exhibit A

Assessor's Tax Parcel No: #4922-000-035-0000; P126018
#330408-3-009-0004; P16541
#330408-3-011-0000; P16542
#330408-2-009-0006; P16527

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20173846
AUG 16 2017
Amount Paid \$
Skagit Co. Treasurer
By *SL* Deputy

THE UNDERSIGNED GRANTOR, **KEITH S. JOHNSON**, a single man, for and in consideration of the transfer into his revocable living trust and for no monetary consideration, conveys and quitclaims to **JAMES D. BUTLER**, Trustee of the *KS Johnson Trust dated August 9, 2017*, all of Grantor's interest in and to the following described real estate, together with all after-acquired title of the Grantor therein, to-wit:

See those certain tracts of land legally described in **Exhibit A** attached hereto and incorporated herein by this reference.

SUBJECT TO: Easements, restrictions and reservations of record.

DATED this 9th day of August, 2017.

Keith S. Johnson
KEITH S. JOHNSON

By James D. Butler
JAMES D. BUTLER, his Agent under
Durable Power of Attorney

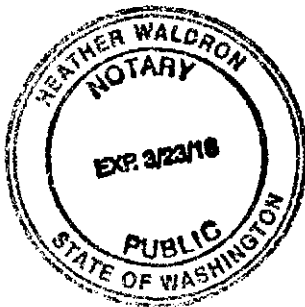
STATE OF WASHINGTON

COUNTY OF SKAGIT

} ss.

I certify that I know or have satisfactory evidence that **JAMES D. BUTLER** is the person who appeared before me, and said person acknowledged that he was authorized to execute the instrument and acknowledged it as the **Agent under Durable Power of Attorney** for **KEITH S. JOHNSON** to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 9th day of August, 2017.



Heather Waldron

Printed Name HEATHER WALDRON
NOTARY PUBLIC in and for the State of Washington
My Commission Expires 3-23-2018

EXHIBIT A
(Legal Descriptions)

1) Skagit County Assessor's Parcel #4922-000-035-0000; P126018

Lot 35, "BIG FIR NORTH P.U.D., PHASE 1", according to the plat thereof, recorded March 23, 2007, under Auditor's File No. 200703230073, records of Skagit County, Washington.

2) Skagit County Assessor's Parcel #330408-3-009-0004; P16541

Parcel A:

The South $\frac{1}{2}$ of the Southwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 8, Township 33 North, Range 4 East, W.M., EXCEPT county Road and EXCEPT rights of way for Drainage Ditches appropriated by Drainage District No. 17; AND EXCEPT the following described tract of land:

Beginning at the Southeast corner of the above-described tract of land along the North right-of-way line of the County Road;
Thence North, along the East line of said subdivision, a distance of 290.4 feet;
Thence West, along a line parallel to the South line of said subdivision, a distance of 150.0 feet;
Thence South, along a line parallel to the East line of said subdivision, a distance of 290.4 feet to the North Line of the County Road;
Thence East, along the North Line of the County Road, a distance of 150.0 feet to the Point of Beginning.

Parcel B:

The North 20 acres of the West 40 acres of the South $\frac{1}{2}$ of the Southwest $\frac{1}{4}$ of Section 8, Township 33 North, Range 4 East, W.M.; EXCEPT the East 220 feet of the North 330 feet of said North 20 acres; AND EXCEPT that portion, if any, lying within the boundaries of the Southeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of said Section 8; AND EXCEPT that portion, if any, lying within the boundaries of the South 20 acres of the West 40 acres of the South $\frac{1}{2}$ of the Southwest $\frac{1}{4}$ of said Section 8; AND EXCEPT that portion conveyed to Skagit County for road purposes by Deed dated August 12, 1935, and recorded January 20, 1941, under Auditor's File No. 334267, in Volume 182 of Deeds, page 371, records of Skagit County, Washington; AND EXCEPT that portion lying within the as built and existing County road running along the West line of said subdivision.

Parcel C:

That portion of the North $\frac{1}{2}$ of the Southwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 8, Township 33 North, Range 4 East, W.M., described as follows:

Beginning at the intersection of the East line of Old State Highway 99 and the South line of said subdivision; thence North, along the East line of said Highway 15 feet; thence East parallel to the South line of said subdivision 350 feet; thence South 45° East to an existing fence line (lying approximately 9 feet North of the North line of the South ½ of the Southwest ¼ of the Southwest ¼ of Section 8, Township 33 North, Range 4 East, W.M.); thence Easterly along said fence line to the East line of said subdivision; thence South, along said East line to the Northeast corner of the South ½ of the Southwest ¼ of the Southwest ¼ of said Section 8; thence West along the North line of the South ½ of the Southwest ¼ of the Southwest ¼ to the point of beginning.

3) Skagit County Assessor's Parcel #330408-3-011-0000; P16542

That portion of the South ½ of the Southwest ¼ of the Southwest ¼ of Section 8, Township 33 North, Range 4 East, W.M., EXCEPT County Road and EXCEPT rights of way for Drainage Ditches appropriated by Drainage District 17, described as follows:

Beginning at the Southeast corner of the above-described tract of land along the North right-of-way line of the County Road;
Thence North, along the East line of said subdivision, a distance of 290.4 feet;
Thence West, along a line parallel to the South line of said subdivision, a distance of 150.0 feet;
Thence South, along a line parallel to the East line of said subdivision, a distance of 290.4 feet to the North Line of the County Road;
Thence East, along the North line of the County Road, a distance of 150.0 feet to the Point of Beginning.

4) Skagit County Assessor's Parcel #330408-2-009-0006; P16527

The South 231 feet of the Southwest ¼ of the Northwest ¼ of the Northwest ¼ in Section 8, Township 33 North, Range 4 East, W.M., EXCEPT the East 283 feet thereof, EXCEPT State Highway along the West line of said premises, AND EXCEPT the South 10 feet thereof conveyed to Skagit County for road purposes by Deed dated September 19, 1956, under Auditor's File No. 542014.

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