



201903070058

03/07/2019 01:51 PM Pages: 1 of 2 Fees: \$100.00
Skagit County Auditor

RETURN TO:
Patrick Martin
PO Box 205
Marblemount, WA 98267

QUIT CLAIM DEED

PUBLIC UTILITY DISTRICT NO. 1 OF SKAGIT COUNTY, a municipal corporation (Grantor), for and in consideration of \$12,500, hereby conveys and quit claims to Patrick Martin, a single person, his successors and assigns (Grantee), all rights, title and interest in and to the following described real property acquired through an instrument dated December 10, 2014 and recorded under Skagit County Auditor's file No. 201412100060 Records of Skagit County.

Said real property in Skagit County:
Parcel # P45123 351012-0-023-0006

Legal Description:
PART OF GOVERNMENT LOT 2, SECTION 12, TOWNSHIP 35 NORTH, RANGE 10 EAST,
W.M., DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHERE THE NORTH LINE OF THE STATE HIGHWAY INTERSECTS WITH THE EAST LINE OF SAID GOVERNMENT LOT; THENCE NORTH ALONG THE EAST LINE OF SAID LOT 105 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE NORTH ALONG THE EAST LINE OF SAID LOT 120 FEET; THENCE WESTERLY IN A STRAIGHT LINE TO THE NORTHEAST CORNER OF THAT CERTAIN TRACT CONVEYED TO C.M. SIMINGTON BY DEED DATED MAY 26, 1941 AND RECORDED MAY 27, 1941 IN VOLUME 184 OF DEEDS, PAGE 157, RECORDS OF SAID COUNTY; THENCE SOUTH ALONG THE EAST LINE OF SAID SIMINGTON TRACT TO THE NORTH LINE OF THE STATE HIGHWAY; THENCE EASTERLY ALONG THE NORTH LINE OF THE STATE HIGHWAY 12'6"; THENCE NORTH PARALLEL WITH THE EAST LINE OF THE SIMINGTON TRACT 105 FEET; THENCE EASTERLY IN A STRAIGHT LINE TO THE POINT OF BEGINNING, EXCEPT THE RIGHT OF WAY OF THE BACKUS ROAD ALONG THE EAST SIDE OF SAID PREMISES, AND ALSO BEGINNING ON THE NORTH LINE OF THE STATE HIGHWAY AT THE SOUTHEAST CORNER OF THAT CERTAIN TRACT CONVEYED TO C.M. SIMINGTON BY DEED DATED MAY 26, 1941 AND RECORDED MAY 27, 1941 IN VOLUME 184 DEEDS, PAGE 157, RECORDS OF SAID COUNTY; THENCE EAST ALONG SAID STATE HIGHWAY 12'6" TO THE PLACE OF BEGINNING OF THIS DESCRIPTION; THENCE NORTH PARALLEL WITH THE SIMINGTON TRACT 105 FEET; THENCE EAST PARALLEL WITH THE SAID STATE HIGHWAY 65 FEET; THENCE SOUTH 105 FEET TO THE NORTH LINE OF THE STATE HIGHWAY; THENCE WEST ALONG THE NORTH LINE OF THE SAID STATE HIGHWAY TO THE PLACE OF BEGINNING.

WHEREAS, the District has determined the property is surplus to its needs and will no longer be utilized for District purposes, and the District is conveying the property "Where is - As is" to Grantee.

Grantee accepts the Property as is, including all known and unknown subsurface and visible conditions, materials or equipment, to include but not limited to the following site conditions (collectively "Site Conditions"): (a) constructed conditions such as wells, casings, footings, foundations, pipes (water, sewer or other), culverts and drains; (b) materials (such as building material) previously buried on or disposed at the Property; (c) natural conditions such as rocks, springs, wells, sink holes, faults or rifts; and (d) Hazardous substances. Grantee assumes all ownership of and liability for Site Conditions. Grantee indemnifies, holds harmless and shall defend Grantor and its agents, officers, employees and volunteers, from and against any and all liability arising from injury or death to persons or damage to real or personal property resulting in whole or in part from or arising out of Site Conditions.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2019841
MAR 07 2019

Amount Paid \$ 227.⁵⁰
Skagit Co. Treasurer
By *mam* Deputy

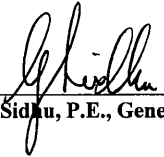
IN WITNESS WHEREOF, the Parties hereto have executed this instrument effective this 6th
day of MARCH, 2019.

GRANTEE:

GRANTOR:
PUBLIC UTILITY DISTRICT NO. 1 OF
SKAGIT COUNTY



Patrick Martin

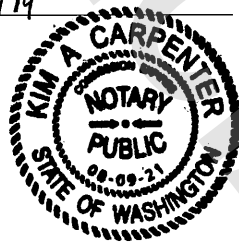


George Sidhu, P.E., General Manager

STATE OF WASHINGTON
COUNTY OF SKAGIT

I certify that I know or have satisfactory evidence that **Patrick Martin** is the person who appeared before me, and said person acknowledged that he signed this instrument, and acknowledged that he signed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.

Date: 3/5/19





Notary Public in and for the State of Washington
(Signature)

Kim A. Carpenter

(Printed Name)

My appointment expires: 08/09/21

STATE OF WASHINGTON
COUNTY OF SKAGIT

I certify that I know or have satisfactory evidence that **George Sidhu** is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated he was authorized to execute the instrument and acknowledged it as the **General Manager of Public Utility District No. 1 of Skagit County** to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Date: 3/6/19





Notary Public in and for the State of Washington
(Signature)

Kim A. Carpenter

(Printed Name)

My appointment expires: 08/09/21