



**201909260027**

09/26/2019 08:48 AM Pages: 1 of 2 Fees: \$104.50  
Skagit County Auditor

**Return Address:**

Lisa Alan  
Brownstein Rask, LLP  
1200 SW Main Street  
Portland, OR 97205

**Send Tax Statements To:**

NO CHANGE

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<b>Document Title:</b>	Bargain and Sale Deed
<b>Reference Numbers of related documents:</b>	Auditor's File No. 201609150003
<b>Grantor:</b>	Bruce E. Ashback
<b>Grantee:</b>	Bruce E. Ashback and Carrie A. Ashback, Trustees of the Ashback Family Trust dated February 26, 2014
<b>Parcel/Tax Account Number:</b>	3967-000-056-0107 / P68076

**Legal Description:**

LOT 56, PLAT OF POTLATCH BEACH, ACCORDING TO THE PLAT RECORDED IN VOL. 6 OF PLATS, PAGE 10, RECORDS OF SKAGIT COUNTY, WASHINGTON. TOGETHER WITH THE N 1/2 OF VACATED GUEMES ISLAND ROAD ADJOINING, EXCEPT THAT PORTION THEREOF WHICH LIES NORTHERLY OF A LINE 77 FEET SOUTH OF AND PARALLEL TO THE NORTHERLY LINE OF SAID LOT 56 AND ALSO EXCEPT THAT PORTION, IF ANY, LYING BELOW THE LINE OF EXTREME HIGH TIDE. TOGETHER WITH A 1/75TH UNDIVIDED INTEREST IN THOSE PORTIONS OF LOTS 19 TO 56 INCLUSIVE, PLAT OF POTLATCH BEACH, LYING BELOW THE LINE OF EXTREME HIGH TIDE AND TIDELANDS OF THE SECOND CLASS SITUATED IN FRONT OF, ADJACENT TO AND ABUTTING UPON SAID LOTS 19 TO 56 INCLUSIVE.

**BARGAIN AND SALE DEED**

BRUCE E. ASHBACK, ("Grantor"), for the consideration hereinafter stated, hereby grants, bargains, sells, conveys and confirms to BRUCE E. ASHBACK and CARRIE A. ASHBACK, TRUSTEES FOR THE ASHBACK REVOCABLE TRUST U/A/D February 26, 2014 ("Grantees"), a one-half interest in the following described real estate situated in the County of Skagit, State of Washington:

Lot 56, "PLAT OF POTLATCH BEACH", according to the plat recorded in Vol. 6 of Plats, Page 10, records of Skagit County, Washington. TOGETHER with the N1/2 of vacated Guemes Island Road adjoining, except that portion thereof which lies Northerly of a line 77 feet south of and parallel to the northerly line of said Lot 56 and also except that portion, if any, lying below the line of extreme high tide. TOGETHER with a 1/75th undivided interest in those portions of Lots 19 to 56 inclusive, "Plat of Potlatch Beach", lying below the line of extreme high tide and tidelands of the second class situated in front of, adjacent to and abutting upon said Lots 19 to 56 inclusive. ALSO, together with a non-exclusive easement of right of way over Lot 19 and the Westerly 20 feet of Lots 20 and 21 of said Plat. RESERVING IN THE SELLERS an easement over the East 10 feet of said portion of Lot 56 for the purpose of laying, constructing, maintaining, repairing and replacing water pipe lines.

Assessor's Tax/ Parcel No. 3967-000-056-0107 / P68076

The actual consideration for this conveyance stated in terms of dollars is \$0 Dollars and No/100.

In witness whereof, the Grantor has executed and delivered this instrument as of the 23rd day of September 2019.

*Bruce E. Ashback*  
Bruce E. Ashback  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
2019-4166  
SEP 26 2019

STATE OF OREGON )  
County of Multnomah )

Amount Paid \$0  
Skagit Co. Treasurer  
By *ham* Deputy

This instrument was acknowledged before me on the 23rd day of September 2019, by BRUCE E. ASHBACK.



*Jessica Anne Fontenot*  
Notary Public for the State of Oregon