201910170039

10/17/2019 09:09 AM Pages: 1 of 5 Fees: \$107.50 Skagit County Auditor

Filed for Record at request of And return to:

Honea Law PLLC P.O. Box 612 / 925 Metcalf Street Sedro-Woolley, WA 98284 SKAGIT COUNTY WASHINGTON REAL ESTATE EXCISE TAX 2014-4517 OCT 17 2019

Amount Paid \$ 6
Skagit Co. Treasurer
By Deputy

Grantor(s):

Karin Wasserman, Peter Frank and Erica Frank as Successor Trustees of the Dr.

Ruth Frank Irrevocable Trust FBO Erica Frank

Grantee(s):

Erica Frank

Legal :

Section 36, Township 35 North, Range 4 East; Ptn. S 1/2 SE

Tax Parcel #s:

P38424 / 350436-4-001-0004, P38425 / 350436-4-001-0103, P38426 / 350436-

4-002-0003, P38427 / 350436-4-003-0002 & P124097 / 350436-0-004-0400

QUIT CLAIM DEED

THE GRANTORS, Karin Wasserman, Peter Frank and Erica Frank, Successor Trustees for the Dr. Ruth Frank Irrevocable Trust FBO Erica Frank, conveys and quit claims unto GRANTEE, Erica Frank, as her own separate property, in the following described real estate, situated in the County of Skagit, State of Washington, together with all after acquired title of the Grantor therein:

Parcel A:

The East 23.5 acres of the Southwest ¼ of the Southeast ¼ of Section 36, Township 35 North, Range 4 East W.M.

TOGETHER WITH a non-exclusive 50-foot wide easement for ingress, egress and utilities over, under and across those portions of Government Lots 1 and 2 of Section 1, Township 34 North, Range 4 East, W.M., as described on pages 8 and 9 of 11 on document recorded as Auditor's File No. 200406250134 and as reserved in that certain deed recorded as Auditor's File No. 200411120012 at Paragraph J, on page 4 of 5.

EXCEPT that portion of the East 23.5 acres of the Southwest ¼ of the Southeast ¼ of Section 36, Township 35 North, Range 4 East, W.M., described as follows:

Beginning at the point 600 feet North of the Southeast corner of the Southwest ¼ of the Southeast ¼; thence North 145 feet; thence West 145 feet; thence South 145 feet; thence East 145 feet to the point of beginning.

Parcel B: That portion of the East 23.5 acres of the Southwest ¼ of the Southeast ¼ of Section 36, Township 35 North, Range 4 East, W.M., described as follows:

Beginning at the point 600 feet North of the Southeast corner of the Southwest ¼ of the Southeast ¼; thence North 145 feet; thence West 145 feet; thence South 145 feet; thence East 145 feet to the point of beginning.

Parcel C: The Southwest ¼ of the Southeast ¼ of Section 36, Township 35 North, Range 4 East, W.M., EXCEPT the East 23.5 acres thereof, EXCEPT rights-of-way of Northern Pacific Railroad Company, Puget Sound & Cascade Railway Company and Puget South Pulp & Timber Company, EXCEPT State Road No. 1-A, commonly known as Highway No. 9, and EXCEPT THAT PORTION LYING WITHIN THE West 105.00 feet (as measured perpendicular to the West line) of the Southwest ¼ of the Southeast ¼ of Section 36, Township 35 North, Range 4 East, W.M..

Parcel D: The rights-of-way of the former Northern Pacific Railroad Company, the former Puget Sound & Cascade Railway Company and the Puget Sound Pulp & Timber Company across the Southwest ¼ of the Southeast ¼ of Section 36, Township 35 North, Range 4 East, W.M. EXCEPT THAT PORTION LYING WITHIN THE West 105.00 feet (as measured perpendicular to the West line) of the Southwest ¼ of the Southeast ¼ of Section 36, Township 35 North, Range 4 East, W.M..

Parcel E: That portion of the Southeast ¼ of the Southeast ¼ of Section 36, Township 35 North, Range 4 East, W.M., being more particularly described as follows:

BEGINNING at the Southwest corner of said Southeast ¼ of the Southeast ¼; thence North 0 Degrees, 6 Minutes 19 Seconds East along the West line of said Southeast ¼ of the Southeast ¼ for a distance of 730.00 feet; thence South 28 Degrees, 10 Minutes 47 Seconds East for a distance of 607.16 feet; thence South 0 Degrees, 6 Minutes 19 Seconds West for a distance of 201.90 feet, more or less, to the South line of said Southeast ¼ of the Southeast ¼ at a point of bearing South 88 Degrees, 35 Minutes 18 Seconds East from the POINT OF BEGINNING; thence North 88 Degrees, 35 Minutes 18 Seconds West along said South line for a distance of 287.78 feet, more or less, to the POINT OF BEGINNING.

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Dated	19	
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Karin Wasserman, Successor the Dr. Ruth Frank Irrevocable FBO Erica Frank, Grantor		Peter Frank, Successor Trustee of the Dr. Ruth Frank Irrevocable Trust FBO Erica Frank, Grantor
Erica Frank, Successor Trusted Dr. Ruth Frank Irrevocable Tru FBO Erica Frank, Grantor		
STATE OF FLORIDA)	
COUNTY OF BREVARD) ss.)	
the Dr. Ruth Frank Irrevocab	le Trust FBO E owledged that s	arin Wasserman, Successor Trustee of irica Frank, who executed the within and she signed the same as her free and isses therein mentioned.
GIVEN UNDER my hand and o		day of s linused, 2019 NOTARY PUBLIC in and for the State of Florida, residing at South Melbreal Florida Commission Expires: 11-5-202
		LYDIA POOLE Notary Public – State of Florida Commission # GG 157864 My Comm. Expires Nov 5, 2021 Bonded through National Notary Assn.

STATE OF SOUTH CAROLINA)	
county of <u>Jasper</u>) ss.	
On this day personally appeared before me Dr. Ruth Frank Irrevocable Trust FBO En foregoing instrument and acknowledged the voluntary act and deed for the uses and pu	rica Frank, who executed the within and at he signed the same as his free and
GIVEN UNDER my hand and official seal t	his 4th day of March, 2019
COMMISSION EXPRES 10/9/2027 10/9/2027	NOTARY PUBLIC in and for the State of South Carolina, residing at Lidylud, SC Commission Expires: 10/9/17
STATE OF WASHINGTON)	
COUNTY OF SKAGIT) ss.	

On this day personally appeared before me Erica Frank, Successor Trustee of the Dr. Ruth Frank Irrevocable Trust FBO Erica Frank, who executed the within and foregoing instrument and acknowledged that she signed the same as her free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN UNDER my hand and official seal this 3 day of 42019

NOTARY PUBLIC in and for the NOTARY PUBLIC in and for the Province of Sales of Washington, residing a

Stuart E. Wood

Lawyer & Notary Commission Expires: 109 - 335 Wesley Street

Nanaimo, BC V9R 2T5 Phone: 250-741-0003 201910170039

This is to certify that this is a true copy of the record which is on file in the Pennsylvania Department of Health, in accordance with the Vital Statistics Law of 1953, as amended.

WARNING: It is illegal to duplicate this copy by photostat or photograph.



Marina O'Reilly Matthew Marina O'Reilly Matthew State Registrar

7203821

No.

ack In	nt k		ERTIFIC	CATE OF DE			State File	Number:	
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`	G A Months	Days Hours Minutes,	τ			COL	091	State or Foreign Cou	MANY
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□ Yes, decedent lived in									
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96	highest degree or level of school completed	d at the time of death. box thi	at best descri	panic Origin - Check bes whether the dec	edent t	he decedent o		mself or herself to b	e.
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ı	(e.g. MD, DDS, DVM, LLB, JD) 21. Decedent's Single Race Self-Designation	- Check ONLY ONE to Indicate	what the dece	edent considered him	self or hers	elf to be. 22	. Decedent's	Usual Occupation -	Indicate type of
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