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06/30/2023 02:49 PM Pages: 1 of 3 Fees: \$205.50
Skagit County Auditor

AFTER RECORDING MAIL TO:


Eastside Funding, LLC
3927 Lake Washington BLVD NE
Kirkland WA 98033

Filed for Record at Request of:

Eastside Funding, LLC

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUN 27 2023

Amount Paid \$
Skagit Co. Treasurer
By  Deputy

QUIT CLAIM DEED

THE GRANTOR(S) Eastside Funding, LLC

for and in consideration of to release security interest only as reflected in Trustee's Deed recorded prior hereto
conveys and quit claims to Keys Property Investment LLC

the following described real estate, situated in the County of Skagit.

State of Washington :

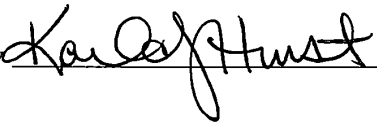
SEE ATTACHED "EXHIBIT A" FOR COMPLETE LEGAL DESCRIPTION

Abbreviated Legal: PTN TRS 3 & 4, SP 98-70, BEING A PTN OF TR 36, BURLINGTON ACREAGE.

This Quit Claim Deed is not intended to release or reconvey the beneficial interest in favor of Grantor in any Deed of Trust or other security instrument recorded subsequent hereto.

Assessor's Property Tax Parcel/Account Number: 38670000360103; P62505

Dated: 6/9/2023

By  _____

STATE OF Washington

)-ss

COUNTY OF King

I certify that I know or have satisfactory evidence that Karla J Hurst
(is/are) the person(s) who appeared before me, and said person(s) acknowledged that (he/she/they) signed this instrument, on oath stated that (he/she/they) (is/are) authorized to execute the instrument and acknowledged it as the Authorized Signer of Eastside Funding, LLC to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 6/9/2023

[Signature]

Notary Public in and for the state of Washington

My appointment expires: 6-30-2024



UNOFFICIAL DOCUMENT

Exhibit A

Tract 4 and the North 20 feet of Tract 3 of Short Plat No. 98-78, approved December 6, 1978 and recorded December 7, 1978, under Auditor's File No. 892844, in Volume 3 of Short Plats, page 48, records of Skagit County, Washington; being a portion of Tract 36, "PLAT OF THE BURLINGTON ACREAGE PROPERTY", as per plat recorded in Volume 1 of Plats, page 49, records of Skagit County, Washington,

EXCEPT that portion of said Tract 4 described as follows:

Begin at the Southeast corner of Tract 1 of said Short Plat;
thence North along the East lines of Tracts 1, 2 and 3 of said Short Plat to a point on the South line of the North 20 feet of said Tract 3; thence East along the Easterly extension of said South line to a point on a line parallel with and 10 feet East of the East line of Tracts 1, 2 and 3 of said Short Plat;
thence South along said parallel line to a point on the South line of said Tract 4;
thence West along said South line to the point of beginning.

AND EXCEPT those portions of Tract 4, described as follows:

1.) Beginning at the Northeast corner of said Tract 4;
thence South $89^{\circ}39'50''$ West along the North line of said Tract 4, a distance of 23.41 feet;
thence South $0^{\circ}43'28''$ East, a distance of 329.94 feet to a point on the South line of said Tract 4;
thence North $89^{\circ}37'16''$ East along the South line of said Tract 4, a distance of 21.44 feet to the Southeast corner of said Tract 4;
thence North $0^{\circ}22'53''$ West along the East line of said Tract 4, a distance of 329.91 feet to the true point of beginning.

2.) Beginning at the Northeast corner of said Lot 4;
thence South $89^{\circ}39'50''$ West along the North line of said Lot 4, a distance of 28.60 feet to the true point of beginning;
thence South $0^{\circ}31'55''$ East, a distance of 12.65 feet;
thence North $89^{\circ}44'28''$ West parallel to and 5 feet North of an existing fence line running East and West, a distance of 303.42 feet to a fence line which runs North and South;
thence North $0^{\circ}45'10''$ West along said fence line, a distance of 9.50 feet to the North line of said Lot 4;
thence North $89^{\circ}39'50''$ East along the North line of said Lot 4, a distance of 303.45 feet to the true point of beginning.

Situate in the County of Skagit, State of Washington.