



200512300106
Skagit County Auditor

12/30/2005 Page 1 of 3 11:27AM

WHEN RECORDED RETURN TO

Name

Address

City, State, Zip



Land Title Company

FILED FOR RECORD AT REQUEST OF

LAND TITLE COMPANY

118979

Partial Reconveyance

The undersigned as trustee under that certain Deed of Trust dated February 27, 1996,
in which FIRST HORIZON GROUP LIMITED PARTNERSHIP is grantor
and NOMURA ASSET CAPITAL CORPORATION is
beneficiary, recorded on March 5 1996, as Auditor's File No. 9603050059, records
of Skagit County, Washington, having received from the beneficiary under said Deed
of Trust a written request to reconvey a portion of the real property described in said deed, does hereby
reconvey, without warranty, **to the person(s) entitled thereto**, the right, title and interest now held
by said trustee in and to the portion of the real property described in said Deed of Trust, situated in
Skagit County, Washington, as follows:

SEE ATTACHED LEGAL DESCRIPTION

Portion NENE 7-34-4 & Ptn SESE 6-34-4

P24042 P24037 P24041 P101766

LAND TITLE COMPANY OF SKAGIT COUNTY

(Trustee)

Dated December 30 2005

By BILL RONHAAR **MANAGER**

STATE OF WASHINGTON }
COUNTY OF } ss.

STATE OF WASHINGTON }
COUNTY OF Skagit } ss.

On this day personally appeared before me

.....
to me known to be the individual described in and who
executed the within and foregoing instrument, and ac-
knowledgeed that..... signed the same as
..... free and voluntary act and deed,
for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this
..... day of

Notary Public in and for the State of Washington,
residing at
My appointment expires:

On this 30th day of December 2005
before me, the undersigned, a Notary Public in and for the State of Washington,
duly commissioned and sworn, personally appeared Bill Ronhaar
..... to me known to be
the authorized signatory of LAND TITLE COMPANY, the
corporation that executed the foregoing instrument, and acknowledged said
instrument to be the free and voluntary act and deed of said corporation, for the
uses and purposes therein mentioned, and on oath stated that _____ he is
authorized to execute the said instrument.

Witness my hand and official seal hereto affixed the day and year first above
written.

SHARON R ANTHONY

Notary Public in and for the State of Washington,
residing at MOUNT VERNON
My appointment expires: 9-6-2009

SHARON R. ANTHONY
STATE OF WASHINGTON
NOTARY --- PUBLIC
My Commission Expires 9-6-2009

PARCEL "A":

Lots 1 and 3, City of Burlington Short Plat No. 1-92 as approved July 18, 1989, and recorded July 27, 1992, in Volume 10 of Short Plats, page 105, under Auditor's File No. 9207270058, records of Skagit County, Washington; being a portion of the Northeast 1/4 of the Northeast 1/4 of Section 7, Township 34 North, Range 4 East, W.M.,

EXCEPT the South 13 feet of Lot 1 thereof.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

Parcel B, City of Burlington Short Plat No. B-1-92 as approved June 2, 1992, and recorded June 11, 1992, in Volume 10 of Short Plats, pages 88 and 89, under Auditor's File No. 9206110001, records of Skagit County, Washington; being a portion of the Northeast 1/4 of the Northeast 1/4 of Section 7, Township 34 North, Range 4 East, W.M.

Situate in the County of Skagit, State of Washington.

PARCEL "C":

Parcel A, City of Burlington Short Plat No. B-1-92 as approved June 2, 1992, and recorded June 11, 1992, in Volume 10 of Short Plats, pages 88 and 89, under Auditor's File No. 9206110001, records of Skagit County, Washington; being a portion of the Northeast 1/4 of the Northeast 1/4 of Section 7, Township 34 North, Range 4 East, W.M.



200512300106
Skagit County Auditor

Situate in the County of Skagit, State of Washington.

DESCRIPTION CONTINUED:

PARCEL "D":

An easement for drainage, as acquired by document recorded under Auditor's File No. 8811230046, records of Skagit County, Washington, over and across the following described property:

The West 20 feet of Lot 3, City of Burlington Short Plat No. 37-76 as approved August 2, 1976, and recorded August 5, 1976, in Volume 1 of Short Plats, page 156, under Auditor's File No. 840316, records of Skagit County, Washington; being a portion of the Southeast 1/4 of the Southeast 1/4 of Section 6, Township 34 North, Range 4 East, W.M.

PARCEL "E":

An easement acquired by instruments recorded November 23, 1988, under Auditor's File No. 8811230048, records of Skagit County, Washington for ingress, egress, and utilities, over, under, and across a 36.00 foot strip of land lying 18.00 feet each side of the following described centerline:

Beginning at the Northeast corner of Section 7, Township 34 North, Range 4 East, W.M.; thence South 01°34'38" East, along the East line of said Section 7 a distance of 13.73 feet; thence South 86°59'04" West, 40.01 feet to the true point of beginning; thence continuing South 86°59'04" West, 56.99 feet to the beginning of a curve to the left having a radius of 170.00 feet; thence Southwesterly along said curve through a central angle of 66°32'00", an arc distance of 197.41 feet; thence South 20°27'04" West, 124.00 feet to the beginning of a curve to the right, having a radius of 273.00 feet; thence Southwesterly along said curve through a central angle of 71°07'06", an arc distance of 338.86 feet; thence North 88°25'50" West, 150.00 feet to the terminus point of said centerline. (Said easement being appurtenant to Parcels "B" and "C".)

Situate in the County of Skagit, State of Washington.

PARCEL "F":

An easement for ingress, egress, and utilities over, under, and across that area delineated as "Access and Utility Easement" on the Easterly portion of Parcel "B" of City of Burlington Short Plat No. B-1-92 as approved June 2, 1992, and recorded June 11, 1992, in Volume 10 of Short Plats, pages 88 and 89, under Auditor's File No. 9206110001, records of Skagit County, Washington. (Said easement is appurtenant to Parcel "C".)

Situate in the County of Skagit, State of Washington.



200512300106
Skagit County Auditor