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09/28/2026 02:45 PM Pages: 1 of 2 Fees: $304.50
Skagit County Auditor, WA

UNOFFICIAL DOCUMENT

When Recorded Mail To:

Trustee Services, Inc.
P.O. Box 2980
Silverdale, WA 98383-2980

PARTIAL RECONVEYANCE

TSI # W917011G-E

The undersigned as trustee under that certain Deed of Trust described below:

Original Borrower:
GATEWAY VILLAGE, LLC

Original Trustee:
GUARDIAN NORTHWEST TITLE

Original Beneficiary:
NORTH COAST CREDIT UNION

Dated : 11/06/2023
Recorded : 11/06/2023
Auditor's F/#: 202311060054
Book / Reel : N/A
Page : N/A
Filed for record in SKAGIT County, State of 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 of Trust, the undersigned does hereby grant, bargain, sell and reconvey, without warranty, to the person(s) entitled thereto all right, title and interest now held by the trustee in and to that portion of the real property described in said Deed of Trust, described as follows:

ABBREVIATED LEGAL (SEE ATTACHED EXHIBIT "A"):

A PORTION OF THE E1/2, SE1/4, SW1/4, SEC 23, TWP 35N, RGE 4E, W.M., SKAGIT COUNTY, WASHINGTON.

TAX ID NUMBER: P32706

Date: 09/28/2026

TRUSTEE SERVICES, INC.

Daniel W. Ormerod, President

State of Washington, County of Kitsap

On 09/28/2026 , before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Daniel W. Ormerod to me known to be the President of the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath state that he/she is authorized to execute the said instrument.

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

Notary Public in and for the State of Washington
Residing at Silverdale, Washington

Notary Public
State of Washington
Charlotte Larson
Commission Expires 04/02/2029
License # 21013684

UNOFFICIAL DOCUMENT

Exhibit "A"

TSI No.: W917011G-E

(7.4400 ac) PTN TAX 37: INC M/H 98 PALMHARBOR 56X42 S/N PH202682 MODEL NO. NT1152: THAT PORTION OF THE EAST HALF OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M., DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTH QUARTER CORNER OF SAID SECTION 23, THENCE NORTH 0-59-30 EAST ALONG THE EAST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION A DISTANCE OF 501.13 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 89-56-10 WEST 636.17 FEET; THENCE NORTH 0-59-12 EAST, PARALLEL WITH THE WEST LINE OF THE EAST HALF OF SAID SOUTHEAST QUARTER, OF THE SOUTHWEST QUARTER, A DISTANCE OF 821.63 FEET TO THE NORTH LINE OF SAID SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER; THENCE SOUTH 89-26-04 EAST ALONG SAID NORTH LINE A DISTANCE OF 215.44 FEET; THENCE SOUTH 0-59-30 WEST 33.66 FEET; THENCE SOUTH 89-00-13 EAST 9.99 FEET; THENCE SOUTH 0-59-45 WEST 160.00 FEET; THENCE NORTH 89-00-15 WEST 9.98 FEET; THENCE SOUTH 0-59-30 WEST 290.85 FEET; THENCE SOUTH 89-00-30 EAST 229.04 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 71.50 FEET; THENCE NORTHEASTERLY ALONG SAID CURVE AN ARC DISTANCE OF 46.78 FEET THROUGH A CENTRAL ANGLE OF 37-29-10; THENCE NORTH 53-30-21 EAST 25.04 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 94.00 FEET; THENCE NORTHEASTERLY ALONG SAID CURVE AN ARC DISTANCE OF 61.50 FEET THROUGH A CENTRAL ANGLE OF 37-29-10; THENCE SOUTH 89-00-30 EAST 71.08 FEET TO SAID EAST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER; THENCE SOUTH 0-59-30 WEST ALONG SAID EAST LINE 376.41 FEET TO THE POINT OF BEGINNING. SURVEY AF#202605080020