

Return to: City of Anacortes  
Attn: Kathy Burke  
P. O. Box 547 Anacortes, 98221

5  
2  
7

ISLAND TITLE COMPANY  
QA-2582

ORDINANCE NO. 2345

**9501230104**

AN ORDINANCE VACATING THE WESTERLY 40 FEET OF ILLINOIS AVENUE ABUTTING LOT 1, BLOCK 911, NORTHERN PACIFIC ADDITION TO THE CITY OF ANACORTES

ACCOMMODATION RECORDING

WHEREAS, a petition for the vacation of the below described property has been filed with the City Council of the City of Anacortes, Washington; and

WHEREAS, the City Council by resolution set a date for a public hearing on said matter; and

WHEREAS, said public hearing was held and no protests were received and the Council considered the comments of Petitioner and the petition and the records and files herein and has determined that the granting of said vacation is in the best interests of the City; now, therefore,

THE CITY COUNCIL OF THE CITY OF ANACORTES DOES HEREBY ORDAIN AS FOLLOWS:

SECTION 1. The following described property be and it is hereby declared to be vacated:

The Westerly 40 feet of Illinois Avenue abutting Lot 1, Block 911, Northern Pacific Addition to the City of Anacortes.

SECTION 2. The property owner is required to pay an amount equal to one half of the appraised value of the area being vacated with credit for property being dedicated to the City of Anacortes.

SECTION 3. This Ordinance shall become effective from and after five (5) days after its passage and publication as required by law and shall not be recorded until payment of any amounts due under Section 2 herein and receipt by the City of deeds in the proper form.

Passed and approved this 17th day of January, 1995.



CITY OF ANACORTES

By H. Dean Maxwell  
H. Dean Maxwell Mayor

George Kheian  
George Kheian, City Clerk Treasurer

APPROVED AS TO FORM:

Stephen E. Mansfield  
Stephen E. Mansfield, City Attorney

RECORDED \_\_\_\_\_ FILED \_\_\_\_\_  
REQUEST OF \_\_\_\_\_

95 JAN 23 P 3:30  
SNOOK COUNTY AUDITOR

**9501230104**

BK 1408 PG 0158

2nd Street West

379.96'

334.49'

FND: REBAR AND CAP" LS8992"  
PER VOL. 15 SURVEYS, PG. 52

ord Ave.  
THE L...  
THE AG...  
AS ORIG...  
NECESSA...  
ZONING C...  
Illinois Ave.

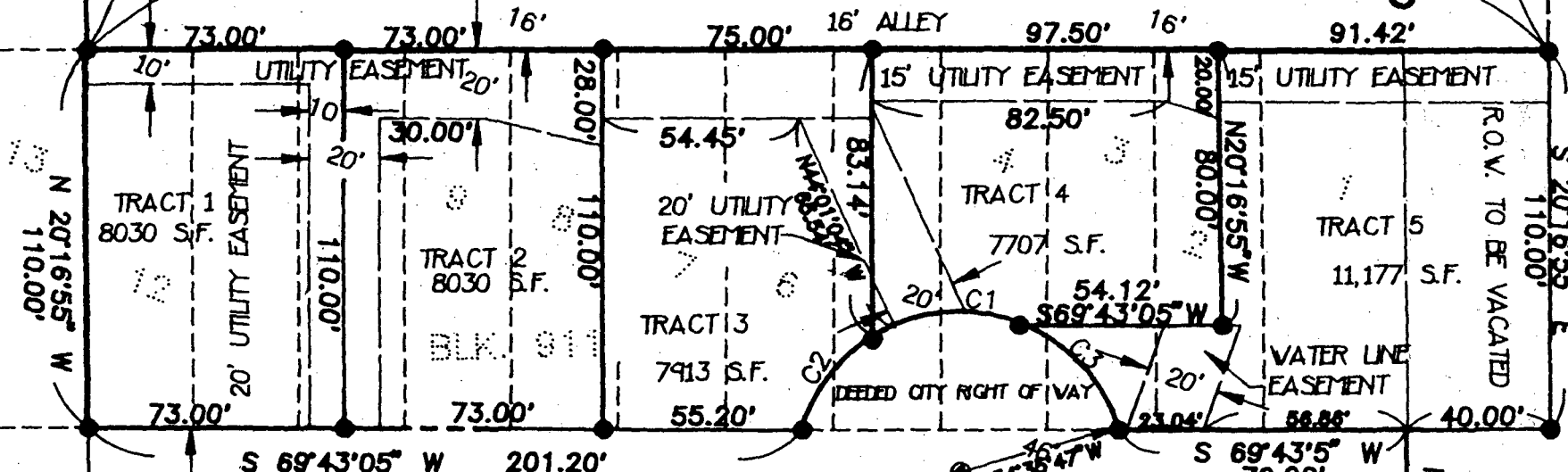
N 20°16'55" W  
1069.00'

N 20°16'55" W  
1069.00'

VOL. 2 SURVEYS PAGE 41

FENCE LINE

N 69°43'05" E 409.92'



TRACT 1  
8030 S.F.

TRACT 2  
8030 S.F.

TRACT 3  
7913 S.F.

TRACT 4  
7707 S.F.

TRACT 5  
11,177 S.F.

BLK. 911

DEDICATED CITY RIGHT OF WAY

WATER LINE EASEMENT

R.O.W. TO BE VACATED

S 69°43'05" W 201.20'

S 69°43'05" W 245.61'

6th Street West

S 69°43'05" W 369.92'

S 20°16'55" E 18.00'

N 20°16'55" W 60.00'

Tract 1  
The West  
as rec'd 73.00'

AGGR

FND.

CURVE TABLE  
ELTA



**First American Title Insurance Company**

2/2/9

THIS SPACE PROVIDED FOR RECORDER'S USE:

SKAGIT COUNTY AUDITOR

'95 JAN 23 P 33

RECORDED FILED

REQUEST OF \_\_\_\_\_

**9501230105**

Filed for Record at Request of

Name City of Anacortes  
 Attn: Kathy Janke  
 Address P. O. Box 547  
 City and State Anacortes, WA 98221

ACCOMMODATION RECORDING

ISLAND TITLE COMPANY  
QA-2582

**EASEMENT**

THE GRANTOR Themo Demopoulos as his separate estate

for and in consideration of establishment of easements and covenants with  
 conveys and quit claims to no monetary consideration  
 the City of Anacortes, a municipal corporation  
 of the State of Washington  
 the following described real estate, situated in the County of Skagit State of Washington,  
 together with all after acquired title of the grantor(s) therein

Utility easements as particularly set forth in exhibit A and exhibit B both attached hereto.

SKAGIT COUNTY WASHINGTON  
Real Estate Excise Tax  
PAID

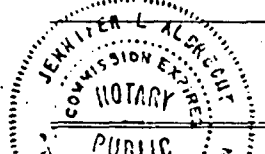
JAN 23 1995

Amount Paid \$ \_\_\_\_\_  
 Skagit County Treasurer  
 By: \_\_\_\_\_ Deputy

Dated 1/19/95, 1995  
 \_\_\_\_\_  
 (Individual)

\_\_\_\_\_  
 (Individual)

By \_\_\_\_\_ (President)  
 By \_\_\_\_\_ (Secretary)



PUBLIC  
 STATE OF WASHINGTON  
 COUNTY OF SKAGIT } ss.

STATE OF WASHINGTON  
 COUNTY OF \_\_\_\_\_ } ss.

On this day personally appeared before me  
THEMO DEMOPOULOS

On this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_,  
 before me, the undersigned, a Notary Public in and for the State of Washington, duly com-  
 missioned and sworn, personally appeared \_\_\_\_\_

to me known to be the individual(s) described in and who  
 executed the within and foregoing instrument, and  
 acknowledged that HE signed the same  
 as HIS free and voluntary act and deed,  
 for the uses and purposes therein mentioned.

and \_\_\_\_\_  
 to me known to be the \_\_\_\_\_ President and \_\_\_\_\_ Secretary,  
 respectively, of \_\_\_\_\_

GIVEN under my hand and official seal this  
19TH day of JANUARY, 1995  
 \_\_\_\_\_  
 Notary Public in and for the State of Washington, residing at  
MT VERNON

the corporation that executed the foregoing instrument, and acknowledged the said instru-  
 ment to be the free and voluntary act and deed of said corporation, for the uses and purposes  
 therein mentioned, and on oath stated that \_\_\_\_\_  
 authorized to execute the said instrument and that the seal affixed is the corporate seal of said  
 corporation.  
 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 \_\_\_\_\_

9501230105

BR 1408760159



**Metron**

Thomas E. Barry  
Professional Land Surveyor  
P.O. Box 480  
Savana, WA 98287-0480

Telephone 208-852-3044  
Fax 208-852-3044

Exhibit "A"

Utility Easements, Rights and Obligations

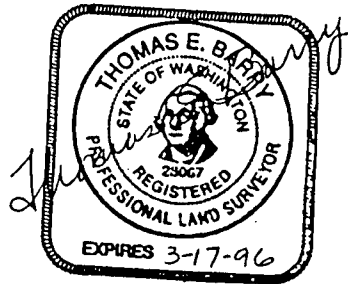
In exercising the rights herein granted, the grantee(s) may pass and repass over said utility easements and may cut and remove brush, trees and other obstructions which, in the opinion of the Grantee(s), interfere(s) with the use of said easements, said easements are for the purposes of storm drainage, detention/retention pond storm water holding and water line usage.

The Grantors may not alter the grade of any drainage slopes on property encumbered by said easements.

The covenants herein contained shall run with the land and are binding upon all subsequent owners.

9501230105

BK1408160160



Metron

Thomas E. Barry  
Professional Land Surveyor  
P.O. Box 480  
Sylvania, WA. 98287-0480

Telephone 206-652-3044  
Fax 206-652-3044

Exhibit B  
Encumbered Property

The North 10.00 feet of the West 73.00 feet, also the North 20.00 feet of the East 148.00 feet of the West 221.00 feet, also the North 15.00 feet of the East 148.92 feet of the West 369.92 feet and the East 20.00 feet of the West 83.00 feet all in Lots 1 through 12, inclusive, in Block 911, Northern Pacific Addition to Anacortes, as recorded in Volume 2 of Plats, at Pages 9 through 11, records of Skagit County, Washington.

ALSO the North 15.00 feet of that portion of Illinois Avenue adjoining said Lot 1 in Block 911, which upon vacation, reverted to said premises by operation of law.

ALSO a 20.00 foot wide utility easement lying 10.00 feet on each side of the following described center line;

COMMENCING at the Northeast corner of the East 75.00 feet of the West 221.00 feet of said Lots 1 through 12; thence South  $69^{\circ} 43' 05''$  West, along the North line thereof, a distance of 18.42 feet to the TRUE POINT OF BEGINNING; thence South  $44^{\circ} 01' 04''$  East, a distance of 84.04 feet to the Northerly line of a circle, which the center of said circle bears South  $31^{\circ} 49' 22''$  East, having a radius of 46.00 feet and said Northerly line is the terminus of this described center line. The side lines of said easement are to be terminated at the Northerly line of said circle.

ALSO a 20.00 feet wide non-exclusive easement for water pipeline purposes and its appurtenances, over, under, across and through that portion of the South 30.00 feet of the East 59.12 feet of the West 323.50 feet of said Lots 1 through 12, in Block 911, lying Westerly of and adjoining the following described line;

COMMENCING at the Southeast corner of said Lot 1; thence South  $69^{\circ} 43' 05''$  West, along the South line thereof, a distance of 56.86 feet to the TRUE POINT OF BEGINNING; thence Northerly to the Northeast corner of the South 30.00 feet of the East 59.12 feet of the West 323.50 feet of said Lots 1 through 12, in Block 911 and the terminus of this described line.

9501230105

BK 1408160161



# Chicago Title Insurance Company

FILED FOR RECORD AT REQUEST OF

## ACCOMMODATION RECORDING

WHEN RECORDED RETURN TO

Name: City of Anacortes  
 Attn: Kathy Janke  
 Address: P. O. Box 547  
 City, State, Zip: Anacortes, WA 98221

SWL

THIS SPACE PROVIDED FOR RECORDER'S USE.

SKAGIT COUNTY RECORDER

95 JAN 23 P3:32

RECORDED \_\_\_\_\_  
 REQUEST OF \_\_\_\_\_

**9501230106**

ISLAND TITLE COMPANY  
QA-2582

## DEDICATION

THE GRANTOR Themo Demopoulos as his separate estate  
 for and in consideration of establishment of roadway with no monetary consideration  
 conveys and quit claims to City of Anacortes, a municipal corporation, for roadway purposes  
 the following described real estate, situated in the County of Skagit State of Washington,  
 together with all after acquired title of the grantor(s) therein:

That portion of Lots 3 through 6, inclusive, Block 911, Northern Pacific Addition to Anacortes, as recorded in Volume 2 of Plats, at Pages 9 through 11, records of Skagit County, Washington, and is described as follows:

COMMENCING at the Southeast corner of Lot 1 of said Block 911; thence South 69°43'05" West, along the South line of said Block 911, a distance of 79.90 feet to the TRUE POINT OF BEGINNING; thence Northwesterly, along a curve to the left, which center of said curve bears South 54°35'47" West having a radius of 46.00 feet, an arc distance of 120.23 feet to the South line of said Block 911; thence North 69°43'05" East, along said South line a distance of 88.81 feet to the TRUE POINT OF BEGINNING.

SKAGIT COUNTY WASHINGTON  
 Real Estate Excise Tax  
 PAID

Dated 1/19/1995, 1995  
[Signature]  
 (Individual)

JAN 23 1995

Amount Paid \$  
 By: [Signature] Skagit County Treasurer  
 Deputy



By: \_\_\_\_\_ (Individual)  
 By: \_\_\_\_\_ (President)  
 By: \_\_\_\_\_ (Secretary)

STATE OF WASHINGTON } ss.  
 COUNTY OF SKAGIT }  
 On this day personally appeared before me  
THEMO DEMOPOULOS  
 to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that HE signed the same as HIS free and voluntary act and deed, for the uses and purposes therein mentioned.

STATE OF WASHINGTON } ss.  
 COUNTY OF \_\_\_\_\_ }  
 On this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared \_\_\_\_\_ and \_\_\_\_\_ to me known to be the \_\_\_\_\_ President and \_\_\_\_\_ Secretary, respectively, 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 stated that \_\_\_\_\_ authorized to execute the said instrument and that the seal affixed is the corporate seal of said corporation.  
 Witness my hand and official seal hereto affixed the day and year first above written.

GIVEN under my hand and official seal this  
19TH day of JANUARY, 1995  
[Signature]  
 Notary Public in and for the State of Washington, residing at MT VERNON

Notary Public in and for the State of Washington,  
 residing at \_\_\_\_\_

# ANACORTES AMERICAN

P.O. Box 39, Anacortes, WA 98221

Affidavit of Publication

In the Superior Court of the State of Washington In and For Skagit County

The Matter Of A1878

STATE OF WASHINGTON  
County of Skagit ss.

**ORDINANCE NO. 2345  
AN ORDINANCE  
VACATING THE  
WESTERLY 400 FEET OF  
ILLINOIS AVENUE  
ABUTTING LOT 1,  
BLOCK 911, NORTHERN  
PACIFIC ADDITION TO  
THE CITY OF ANACORTES**

**WHEREAS**, a petition for the vacation of the below described property has been filed with the City Council of the City of Anacortes, Washington; and

**WHEREAS**, the City Council by resolution set a date for a public hearing on said matter; and

**WHEREAS**, said public hearing was held and no protests were received and the Council considered the comments of Petitioner and the petition and the records and files herein and has determined that the granting of said vacation is in the best interests of the City; now, therefore,

**THE CITY COUNCIL OF THE CITY OF ANACORTES DOES HEREBY ORDAIN AS FOLLOWS:**

**SECTION 1.** The following described property be and it is hereby declared to be vacated:

The Westerly 40 feet of Illinois Avenue abutting Lot 1, Block 911, Northern Pacific Addition to the City of Anacortes.

**SECTION 2.** The property owner is required to pay an amount equal to one half of the appraised value of the area being vacated with credit for property being dedicated to the City of Anacortes.

**SECTION 3.** This Ordinance shall become effective from and after five (5) days after its passage and publication as required by law and shall not be recorded until payment of any amounts due under Section 2 herein and receipt by the City of deeds in the proper form.

Passed and approved this 17th day of January 1995.

**CITY OF ANACORTES**

By **H. Dean Maxwell, Mayor**

**ATTEST:**

George Khtaian  
City Clerk Treasurer

**APPROVED AS TO FORM:**

Stephen E. Mansfield

City Attorney

Publish: January 25, 1995

A1878

The undersigned, being first duly sworn on oath deposes that he is principal clerk of the Anacortes American, a weekly newspaper. That said newspaper has been approved as a legal newspaper by the Superior Court of Skagit County and it is now and has been for more than six months prior to the date of the publication hereinafter referred to, published in the English language continually as a weekly newspaper in Skagit County, Washington, and it is now Skagit County, Washington, and it is now and during all of said time was printed in an office maintained at the aforesaid place of publication of said newspaper.

That the annexed is a true copy of an advertisement, with publication dates, as it was published in regular issues (and not in supplemental form) of said newspaper commencing with

the issue of Jan. 25 1995  
and ending with

the issue of Jan. 25 1995

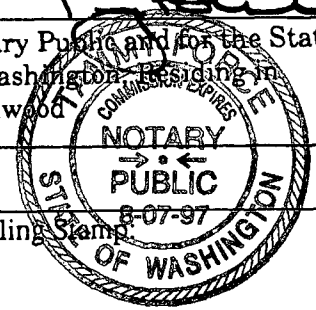
That such newspaper was regularly distributed to its subscribers during all of said period. That the full amount of the fee charged for the foregoing in the sum of

\$ 31.94

*Rita Maxwell*  
Clerk

Subscribed and sworn to before me this  
22 day of Feb. 1995

*[Signature]*  
Notary Public and for the State  
of Washington - Residing in  
Stanwood



Clerk's Filing Stamp