

202002211031

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Pierce County, WA PPRICE

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**Attorney's Title  
W-2450****Name & Return Address:**

JEAN BOUFFARD

3906 S. 74TH ST

TACOMA, WA 98409

Please print legibly or type information.

<b>Document Title(s)</b> QUIT CLAIM DEED	
<b>Grantor(s)</b> BONNEY LAKE MANOR HOA  ____ Additional Names on Page ____ of Document	
<b>Grantee(s)</b> ANTONIO & LAURA GUERRERO, JEFFERY & ANGELA KELLY AND JOHN SMITH & ZETA FAGAN  ____ Additional Names on Page ____ of Document	
<b>Legal Description (Abbreviated: i.e., lot, block &amp; subdivision name or number OR section/township/range and quarter/quarter section)</b>  Complete Legal Description on Page ____ of Document	
<b>Auditor's Reference Number(s)</b> 9207010322 & 9210050232	<b>Courtesy recording only. No liability for validity and/or accuracy is assumed. This document was filed for record by Attorney's Title as an accommodation only. It has not been examined as to proper execution or as to its effect upon title.</b>
<b>Assessor's Property Tax Parcel/Account Number(s)</b> 7000220740, 7000220360 & 0519095039	
The Auditor/Recorder will rely on the information provided on this cover sheet. The Staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.	
I am requesting an emergency nonstandard recording for an additional fee as provided in RCW 36.18.010. I understand that the recording processing requirements may cover up or otherwise obscure some part of the text of the original document.	
_____ <b>Signature of Requesting Party (Required for non-standard recordings only)</b> Gpcovst.doc rev 4/02	

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AFTER RECORDING RETURN TO:  
Jean Bouffard  
McFerran Law, P.S.  
3906 South 74<sup>th</sup> St.  
Tacoma, WA 98409

**QUIT CLAIM DEED**  
**TO VACATE SIGN EASEMENTS**

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**Grantor:** BONNEY LAKE MANOR HOA  
**Grantees:** Antonio & Laura Guerrero, Jeffery & Angela Kelly and John Smith & Zeta Fagan  
**Assessor's Property Tax Parcel/Account No.:** 7000220740, 7000220360 & 0519095039  
**Reference No.:** 9207010322 & 9210050232

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THE GRANTOR, BONNEY LAKE MANOR HOMEOWNERS ASSOCIATION, a WA Miscellaneous and Mutual Corporation, for and in consideration of eliminating the sign easements created by the Bonney Lake Manor replat recorded at Pierce County Recording No. 9207010322, conveys and quit claims to ANTONIO and LAURA GUERRERO for Lot 36, JEFFREY M. KELLY JR. and ANGELA M KELLY for Lot 74 and to JOHN SMITH & ZETA FAGAN for Lot 1, all sign easement rights and interests on their respective lots as per the Bonney Lake Manor replat map recorded at Pierce County Recording No. 9207010322 and Pierce County Short plat map recorded at Pierce County Recording No. 9210050232 in the County of PIERCE, State of Washington,

DATED this 31 day of January 2020.

GRANTOR:  
BONNEY LAKE MANOR HOMEOWNERS ASSOCIATION

  
By: David Orriss, President

STATE OF WASHINGTON )  
 ) ss.  
COUNTY OF PIERCE )

On this 31<sup>st</sup> day of January, 2020, personally appeared before me David Orriss, to me known to be the President of Bonney Lake Manor Homeowners Association, the Washington Misc & Mutual 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 he is authorized to execute said instrument.

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

*Julie A Linville*  
Print name: Julie A Linville  
Notary Public in and for the  
State of Washington, residing at Pierce County  
My commission expires 12-12-21

