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Kathy Hill, Skagit County Auditor

2/18/2000 Page 1 of 3 8:39:55AM

Return to:

Law Office of
Bradford E. Furlong, P.S.
825 Cleveland Avenue
Mount Vernon, Washington 98273

TRUSTEE'S DEED

The Grantor, Craig Cammock, as present trustee under that Deed of Trust, as hereinafter particularly described, in consideration of the premises and payment, recited below, hereby grants and conveys without warranty, to Presidio Homes, Inc., Grantee, that real property, situated in the County of Skagit, State of Washington, described as follows:

Lot 21, "Bay Hill Village Div. II," as per plat recorded in Volume 15 of Plats, pages 125 and 126, records of Skagit County, Washington. Situate in Skagit County, Washington.

(commonly known as 12251 Bay Hill Road, Burlington, Skagit County, Washington)

Assessor's Parcel/Tax I.D. Number: 4618-000-021-0000/P104434

RECITALS:

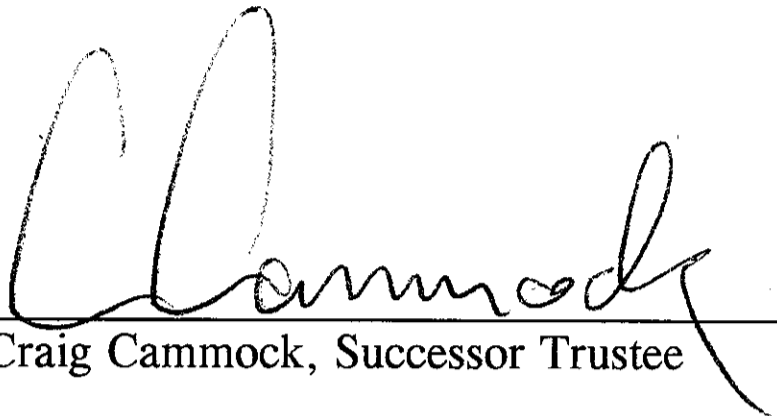
1. This Conveyance is made pursuant to the powers, including the power of sale, conferred upon said Trustee by that certain Deed of Trust between Michael F. Jarvill, as Grantor, to Land Title Company of Skagit County, as Trustee, and Presidio Homes, Inc., a Washington corporation, as Beneficiary, dated March 18, 1998 and recorded March 23, 1998, under Skagit County Auditor's Number 9803230155, records of Skagit County, Washington.
2. Said Deed of Trust was executed to secure, together with other undertakings, the payment of a promissory note in the sum of \$196,000.00, with interest thereon, according to the terms thereof, in favor of Presidio Homes, Inc. and to secure any other sums of money which might become due and payable under the terms of said Deed of Trust.
3. The described Deed of Trust provides that the real property conveyed therein is not used principally for agricultural or farming purposes.

4. Default having occurred in the obligations secured and/or covenants of the Grantor as set forth in "Notice of Trustee's Sale" described below, which by the terms of the Deed of Trust made operative the power to sell, the thirty day advance "Notice of Default" was transmitted to the Grantor, or his successor in interest, and a copy of said Notice was posted or served in accordance with law.
5. Craig Cammock was appointed Successor Trustee by Appointment of Successor Trustee dated September 9, 1999, recorded September 13, 1999, under Auditor's Number 199909130131.
6. Presidio Homes, Inc., a Washington corporation, being then the holder of the indebtedness secured by said Deed of Trust, delivered to said Successor Trustee a written request directing said Successor Trustee to sell the described property in accordance with law and the terms of said Deed of Trust.
7. The defaults specified in the "Notice of Default" not having been cured, the Successor Trustee, in compliance with the terms of said Deed of Trust, executed and on October 27, 1999, recorded in the office of the Auditor of Skagit County, Washington, a "Notice of Trustee's Sale" of said property under Skagit County Auditor's No. 199910270072.
8. The Successor Trustee, in its aforesaid "Notice of Trustee's Sale," fixed the place of sale as the Skagit County Courthouse, 295 Kincaid Street, in the town of Mount Vernon, state of Washington, a public place, at 10 o'clock a.m., on January 28, 2000, and in accordance with law, caused copies of the statutory "Notice of Trustee's Sale" to be transmitted by mail to all persons entitled thereto and either posted or served prior to ninety days before the sale; further, the Successor Trustee caused a copy of said "Notice of Trustee's Sale" to be published once between the thirty-second and twenty-eighth day before the date of sale and once between the eleventh and seventh day before the date of sale in a legal newspaper in each county in which the property or any part thereof is situated; and further, included with this Notice, which was transmitted or served to or upon the Grantor or his successor in interest, a "Notice of Foreclosure" in substantially the statutory form, to which copies of the Grantor's Note and Deed of Trust were attached.
9. During the foreclosure, no action was pending on an obligation secured by said Deed of Trust.
10. All legal requirements and all provisions of said Deed of Trust have been complied with, as to acts to be performed and notices to be given, as provided in Chapter 61.24 RCW.
11. The defaults specified in the "Notice of Trustee's Sale" not having been cured ten days prior to the date of Trustee's Sale and said obligation secured by said Deed of Trust remaining unpaid, on February 11, 2000, having been extended from January 28, 2000, the original date of sale, which was not less than 190 days from the date of default in the



obligation secured, the Successor Trustee then and there sold at public auction to said Grantee, the highest bidder therefor, the property hereinabove described, for the sum of \$204,335.79, being the satisfaction in full of the obligation then secured by said Deed of Trust, together with all fees, costs, and expenses as provided by statute.

Dated this 11th day of February 2000.

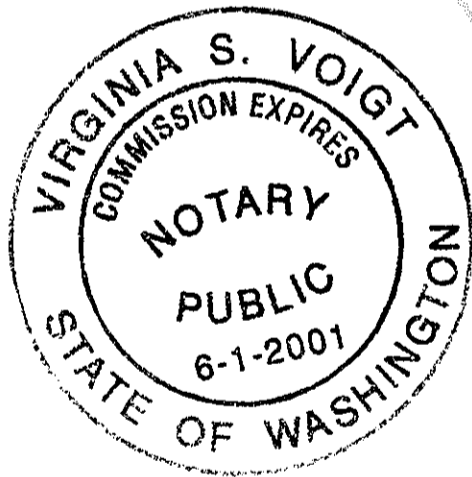

Craig Cammock, Successor Trustee

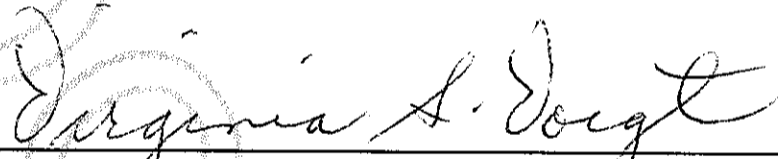
STATE OF WASHINGTON)

COUNTY OF SKAGIT) ss.

On this day personally appeared before me Craig Cammock 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.

Given under my hand and official seal this 11th day of February 2000.




Notary Public in and for the State of Washington, residing at Int. Jernor

Printed Name: Virginia S. Voigt

33922
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax

FEB 17 2000

Amount Paid \$ 0-
Skagit Co. Treasurer
By DC Deputy



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Kathy Hill, Skagit County Auditor