

AFTER RECORDING RETURN TO:
Spady Legal Services
4426 Second Avenue NE
Seattle, WA 98105-6191

200105040132
Skagit County Auditor
5/4/2001 Page 1 of 2 4:05:46PM

RIGHT OF FIRST REFUSAL

Wade & Leslie Dann, husband & wife (GRANTORS) hereby transfer to Doug & Julie Spady, husband & wife (GRANTEES), a right of first refusal to purchase the following real property in Skagit County, Washington:

Lot 4 of Plat No. 96-0346, recorded in Volume 16 of Plats at pages 224-225, records of Skagit County, WA.

Pursuant to this agreement, Grantors shall not sell the property unless they first give Grantees a copy of a bona fide written offer to purchase the property, and extend a 90 day written offer to sell the property to Grantees at the same price and the same terms. If Grantees decline the offer, Grantors may go forward with the proposed sale of the property at the same price and terms offered to Grantees, but shall not change the price or any material term without first giving Grantees an additional 30 days to buy the property pursuant to the new price and/or new terms. If Grantees accept the offer, the sale to Grantees shall close pursuant to its terms. This right of first refusal shall remain in force so long as Grantees are the lessees or owners of all or part of the following parcels of real estate:

P113074, P113071, P113075, P113078, P113072
Lots 1, 2, 3 and 5 of Plat No. 96-0346, recorded in Volume 16 of Plats at pages 224-225, records of Skagit County, WA.

So long as this right of first refusal remains in force, it may only be extinguished by a sale in compliance with its terms or by a signed and notarized waiver of rights by Grantees.

GRANTORS:

Wade Dann
Wade Dann

Leslie Dann
Leslie Dann

GRANTEES:

Doug Spady
Doug Spady

Julie Spady
Julie Spady

State of Washington)
) s.s.
County of Skagit)

I certify that I know or have satisfactory evidence that **WADE DANN & LESLIE DANN** have signed this instrument and acknowledged this to be their free and voluntary act for the uses and purposes mentioned in the instrument.

DATED THIS 4th day of May, 2001.

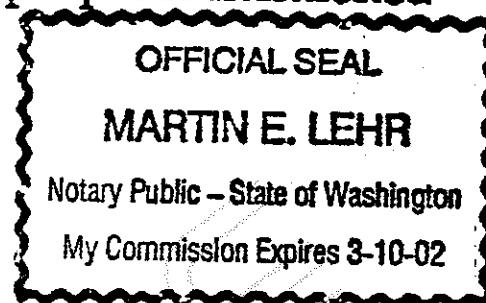
Martin E. Lehr
Notary Public in and for the State of Washington,
residing at MT Vernon
My appointment expires: 3-10-02

State of Washington)
) s.s.
County of Skagit)

I certify that I know or have satisfactory evidence that **DOUG SPADY & JULIE SPADY** have signed this instrument and acknowledged this to be their free and voluntary act for the uses and purposes mentioned in the instrument.

DATED THIS 4th day of May, 2001.

Martin E. Lehr
Notary Public in and for the State of Washington,
residing at MT Vernon
My appointment expires: 3-10-02



NOTICE OF LEASE & OPTION TO PURCHASE REAL ESTATE
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