

  
200207250012  
Skagit County Auditor  
7/25/2002 Page 1 of 4 8:42AM

Return Address:

LTCO  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

LAND TITLE COMPANY OF SKAGIT COUNTY P98670

Document Title(s) (or transactions contained therein):

1. Notice of Cancellation
- 2.

Reference Number(s) of Documents assigned or released:

7710

on page of \_\_\_\_\_ of document

Grantor(s) (Last name, First, Middle Initial)

1. Falls, Beverly
2. Brown, Gail
- 3.
4. \_\_\_\_\_ Additional names on page \_\_\_\_\_ of document.

Grantee(s) (Last name, First, Middle Initial)

1. Bureau of Indian Affairs
- 2.
- 3.
4. \_\_\_\_\_ Additional names on page \_\_\_\_\_ of document.

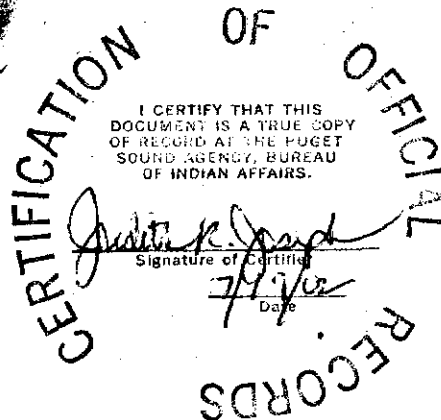
Legal description: (lot, block, plat name, section-township-range)

Lot 2 Ray Paul Waterfront Tracts

\_\_\_\_\_ Additional legal is on page \_\_\_\_\_ of document.

Assessor's Property Tax Parcel Account Number(s):

5104-000-002-0000



May 9, 2001

Gail Brown & Beverly Fails  
8428 192<sup>nd</sup> St SW  
Edmonds, WA 98026

**NOTICE OF CANCELLATION**  
**Lease 7710**  
**Ray Paul Lot 2**  
**CERTIFIED RETURN RECEIPT REQUESTED**

Dear Ms. Brown & Ms. Fails:

To date, our records indicate that you have not taken the corrective actions to cure the following breach:

**Reasons**

*Failure to pay annual rent of \$5,050.00 due on 07/01/00. Plus Interest*

This letter is to provide Notice of Cancellation of the above lease for failure to take the corrective actions to cure the breach, listed above, by requirements provided for by 25 CFR § 162. We hereby demand full payment of all obligations including, but not limited to 1) any past due rental payments and other charges provided for in the lease; 2) all future rental payments and other charges provided for in the lease, for the remainder of the lease term and 3) the personal property to which you have not full payment for. If you agree to take corrective actions to cure the breaches of the lease, this letter of cancellation will be rescinded, if not, then this notice of cancellation is in full effect.

The decision may be appealed to the Portland Area Director, Bureau of Indian Affairs, 911 NE 11<sup>th</sup> Ave., Portland, OR 97232-4169, in accordance with the regulations in 25 CFR Part 2 (copy enclosed). Your notice of appeal must be filed in the Office of the Superintendent of this agency within 30 days of the date you receive this decision. Also, in accordance with the regulations in 25 CFR 162.253, the tenant will be required to post an Appeal Bond equal to the dollar amount currently owed for the lease violation in order for the appeal to be filed effectively. The Appeal Bond can be either in the form of an Irrevocable Letter of Credit, negotiable securities or cash. If cash is used, you must sign the "Agreement and Power of Attorney" form. If Corporate Surety is used, Standard Form 25 must be completed and signed by the Surety. If an Irrevocable Letter of Credit is used, Standard Form 25 must be completed. The



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Irrevocable Letter of Credit prepared by your bank must also comply with the instructions, which have been provided to you. Please contact the Realty office for the appropriate forms and instructions. The date of filing your notice of appeal is the date it is postmarked or the date it is personally delivered to this office. Your notice of appeal must include your name, address and telephone number. It should clearly identify the decision being appealed. If possible, attach a copy of this decision. The notice and the envelope in which it is mailed or delivered in should be clearly labeled "Notice of Appeal." Your notice of appeal must list the names and addresses of the interested parties known to you and certify that you have sent them copies of this notice. You must also send a copy of your notice of appeal to the Portland Area Director at the address given above.

You may include a statement of reasons with your notice of appeal explaining why you believe the decision being appealed is in error. If you do not include your statement of reasons with your notice of appeal, you must mail or deliver your statement of reasons to our office within 30 days after your notice of appeal. The statement of reasons and the envelope in which it is mailed or delivered should be clearly labeled "Statement of Reasons." It must be accompanied by or otherwise incorporate all supporting documents. You must send copies of your statement of reasons to all interested parties, including this office.

It is our duty to mitigate these damages by using reasonable efforts to lease this property to another lessee. However, any costs we incur in this effort to re-lease the property will be your obligation regardless of whether the effort is successful. If we are unable to re-lease the property despite reasonable efforts, you will remain liable for all payments due under the lease for the entire remaining lease term. A lawsuit may be brought to obtain a personal judgement against you for these obligations.

If no appeal is timely filed, this decision will become final for the Department of the Interior at the expiration of the appeal period. No extension of time may be granted for filing the notice of appeal.

SKAGIT COUNTY WASHINGTON  
Real Estate Excise Tax  
PAID #3354

JUL 25 2002

Amount Paid \$  
Skagit County Treasurer  
By: Deputy

Sincerely,

File Copy  
William A. Black  
Superintendent

cc: on copy sent via regular mail



200207250012

Skagit County Auditor

U.S. Postal Service  
**CERTIFIED MAIL RECEIPT**  
(Domestic Mail Only, No Insurance Coverage Provided)

7000 0520 0012 6525 0481

[Redacted Address Box]

Postage	\$
Certified Fee	
Return Receipt Fee (Endorsement Required)	
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$

Postmark  
Here

Recipient's Name (Please Print Clearly) (To be completed by mailer)  
Gail Brown & Beverly Falls  
Street, Apt. No.; or PO Box No.  
8428 192nd Street SW  
City, State, ZIP+4  
Bellevue, WA 98004

PS Form 3800, February 2001 See Reverse for Instructions

