



200405280295

Skagit County Auditor

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After Recordation Mail To:
David A. Carabba
15218 Doris St.
Anacortes, WA 98221

LAND TITLE OF SKAGIT COUNTY

ASSIGNMENT OF LEASE FOR SECURITY

Tax Parcel Number: P55110

Related Document: Lease Assignment, Rec. No. 200405280290

FOR VALUE RECEIVED, ACCC, Inc., a Washington Corporation hereinafter called Assignor, does hereby convey and assign with right of reassignment to Noesis Financial, Inc., a Washington Corporation hereinafter called Assignee, and its successors and assigns, all of Assignor's right title and interest in that certain lease dated March 12, 1993 in which Richard S. Werner and Joy Werner, husband and wife, and W.V. Wells and Barbara B. Wells, husband and wife, (whose interest is know held of record by Barbara B. Wells, as Trustee of the W. V. Wells Testamentary Trust) as Lessors, and Noesis Financial and David A. Carabba and Nancy J. Carabba, husband and wife, Lessees, for real property legally described as follows:

Lots 17, 18, 19, and 20, Block 40, ORIGINAL PLAT OF THE CITY OF ANACORTES, together with the South half of vacated alley abutting thereon; and Tract 10, "PLAT NO. 10, TIDE AND SHORE LANDS of Section 19, Township 35 North, Range 2 E., W.M., of Anacortes Harbor" according to the official map thereof on file in the office of the State Land Commissioner at Olympia, Washington.

hereinafter referred to as "Lease".

It is hereby understood and agreed that the Assignment is given as security for a Loan made by Assignee to Assignor in the amount of \$300,000.00, evidenced by a certain Note dated May 27, 2004, executed by Assignor, in favor of Assignee, in said amount, and so long as Assignee or any subsequent Holder of said Note has not entered into possession of the premises covered by said Lease for the purpose of operating the business of Assignor, Assignees or any subsequent Holder of the Note shall not be liable for rent or the

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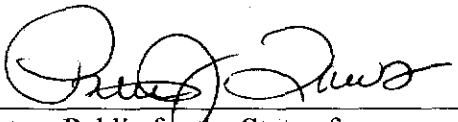
Notary Acknowledgment to Assignment of Lease for Security

STATE OF WASHINGTON)

COUNTY OF King) ss

On this 27th day of May, 2004, before me, the undersigned, a Notary public for the State of Washington, duly commissioned and sworn, personally appeared Ted Filler to me known to be the President of ACCC, Inc., 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 he is authorized to execute the said instrument.

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


Notary Public for the State of
Washington residing at Seattle
My commission expires 3-15-2005



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