

**After Recording Return To:**  
**SKAGIT LAW GROUP**  
**P. O. Box 336**  
**Mount Vernon, WA 98273**



200701110001  
Skagit County Auditor

1/11/2007 Page 1 of 3 8:43AM

## **SELLER'S ASSIGNMENT OF CONTRACT AND DEED**

**GRANTOR:** **ROGER J. KNUTZEN** as Personal Representative for the **Estate of JESS A. KNUTZEN, Deceased**, and as Personal Representative for the **Estate of BARBARA KNUTZEN, Deceased**

**GRANTEE:** **ROGER J. KNUTZEN**, a married man as his separate estate; **WILLIAM A. KNUTZEN**, a married man as his separate estate; **GERALD C. KNUTZEN**, Trustee of the **BARBARA JEAN DALTON REVOCABLE LIVING TRUST u/t/d 10/25/06**; **KIMBERLY A. LIEN**, a single woman; and **MICHELLE STANG**, a married woman as her separate estate

Legal Description;  
Abbreviated Form: Ptn E ½, 35-35-3 aka Lot 3 SP No. 96-045  
Additional on Page: Page 2  
Assessor's Tax Parcel No: 350335-1-002-0001; P35365  
Reference No. Assigned: 200301070016  
Real Estate Excise Tax Paid: \$8,061.57 on 1/7/03; excise receipt #82

The GRANTOR, **ROGER J. KNUTZEN**, in his capacity as the duly appointed, qualified and acting Personal Representative for the **Estate of JESS A. KNUTZEN, Deceased**, under Skagit County Superior Court Cause No. 05 4 00256 5, and in his capacity as the duly appointed, qualified and acting Personal Representative for the **Estate of BARBARA KNUTZEN, Deceased**, under Skagit County Superior Court Cause No. 06 4 00065 0, in distribution of said estates, hereby conveys and quitclaims to **ROGER J. KNUTZEN**, a married man as his separate estate, as to an **UNDIVIDED ONE-FOURTH (1/4) FRACTIONAL INTEREST**; **WILLIAM A. KNUTZEN**, a married man as his separate estate, as to an **UNDIVIDED ONE-FOURTH (1/4) FRACTIONAL INTEREST**;

**SELLER'S ASSIGNMENT  
OF CONTRACT & DEED -1-**

\\Maignate\Shared\HOME\BRIAN\A - K\KNUTZEN, Jess & Barbara\KNUTZEN, Barbara Estate\sellers assgn of cont&deed (RE contract).doc

**GERALD C. KNUTZEN**, Trustee of the **BARBARA JEAN DALTON REVOCABLE LIVING TRUST u/t/d October 25, 2006**, as to an UNDIVIDED ONE-FOURTH (1/4) FRACTIONAL INTEREST; **KIMBERLY A. LIEN**, a single woman, as to an UNDIVIDED ONE-EIGHTH (1/8) FRACTIONAL INTEREST; and **MICHELLE STANG**, a married woman as her separate estate, as to an UNDIVIDED ONE-EIGHTH (1/8) FRACTIONAL INTEREST, as GRANTEE, that certain real property, situate in Skagit County, State of Washington, and legally described as follows, together with all after acquired title of the Grantor therein:

Lot 3, Skagit County Short Plat No. 96-045, approved July 11, 1996, and recorded August 15, 1996, in Volume 12 of Short Plats, pages 128 and 129, under Auditor's File No. 9608150021, records of Skagit County, Washington, being a portion of Lot 1, Skagit County Short Plat No. 90-44, approved November 1, 1990, and recorded November 6, 1990, in Volume 9 of Short Plats, page 283, under Auditor's File No. 9011060004, records of Skagit County, Washington, also being a portion of the East 1/2 of Section 35, Township 35 North, Range 3 East, W.M.

Situate in the County of Skagit, State of Washington.

and does hereby assign, transfer and set over to the Grantee that certain Real Estate Contract dated January 2, 2003, and recorded January 7, 2003, under Auditor's File No. 200301070016, between JESS A. KNUTZEN and BARBARA KNUTZEN, husband and wife, as Seller, and KNUTZEN AG PROPERTIES, L.P., a Washington Limited Partnership, as Purchaser, for the sale and purchase of the above-described real estate.

The Grantee hereby assumes and agrees to fulfill the conditions of said real estate contract and the Grantor hereby covenants that there is now unpaid on the principal of said contract the sum of \$410,288.07, with interest paid through January 1, 2007.

**Estate of JESS A. KNUTZEN, Deceased**

**Estate of BARBARA KNUTZEN, Deceased**

By:   
**ROGER J. KNUTZEN**

Personal Representative

DATED: January 3, 2007

By:   
**ROGER J. KNUTZEN**

Personal Representative

DATED: January 3, 2007

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-2-

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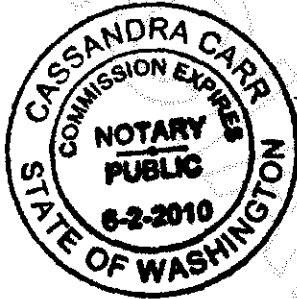
STATE OF WASHINGTON

COUNTY OF SKAGIT

} ss.

I certify that I know or have satisfactory evidence that **ROGER J. KNUTZEN** is the person who appeared before me, and said person acknowledged that he was authorized to execute the instrument and acknowledged it as the Personal Representative of the **Estate of JESS A. KNUTZEN, Deceased**, and as the Personal Representative of the **Estate of BARBARA KNUTZEN, Deceased**, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 3<sup>rd</sup> day of January, 2007.



*Cassandra Carr*

Printed Name

CASSANDRA CARR

NOTARY PUBLIC in and for the State of Washington

My Commission Expires

6/2/2010

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

JAN 10 2007

Amount Paid To  
Skagit Co. Treasurer  
By *[Signature]* Officer

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-3-

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200701110001  
Skagit County Auditor

1/11/2007 Page

3 of

3 8:43AM