

AFTER RECORDING RETURN TO:

Name John R. Sullivan

Address PO Box 1948

City, State, Zip Blaine, WA 98231



200705230143

Skagit County Auditor

5/23/2007 Page 1 of 3 12:35PM

CHICAGO TITLE IC41448

Grantor. MacDougall, Katherine Jean
Grantee. Sullivan, John and Sullivan, Rose
Abbrev. Leg. Ptn of Gov Lot 2 of Sec. 26, T35N, R9E, W.M.; and
Lots 7, 8, 9 and 10, Block 4, "ROCKPORT, WN."
Tax Parcel No. M44744, P44743, 75173, P44710, and P44709
Reference No. of Document Assigned. 200211260124

SELLER'S ASSIGNMENT OF CONTRACT AND DEED

THE GRANTOR, Katherine Jean MacDougall, a married woman as her separate estate,
for value received does hereby convey and quitclaim


to **GRANTEES**, JOHN R. SULLIVAN and ROSE LYNN SULLIVAN, husband and
wife,

the following described real estate situated in the County of Skagit, State of Washington,
together with all after acquired title of the grantors therein:

For full legal description, see EXHIBIT A, which is attached hereto and by this
reference incorporated herein.

and does hereby assign, transfer and set over to the Grantee that certain real estate
contract dated the 23rd day of November, 2002, between
JOHN R. SULLIVAN and ROSE LYNN SULLIVAN, husband and wife, as seller, and
AHMED M. JADDI and ELLANORA E. JADDI, husband and wife, 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.

Excise Tax paid under Receipt #5545 on 11-26-2002, \$2,524.50



Katherine Jean MacDougall

MAY 23 2007

STATE OF WASHINGTON)
COUNTY OF SNOHOMISH) : SS

Amount Paid \$ 0
Skagit Co. Treasurer
By M. J. M. Deputy

Dated: 3-22, 2007.


Notary name: MICHAEL D LOWEN
NOTARY PUBLIC in and for the State of
Washington,
residing at EVERETT
My appointment expires: 4-29-10



200705230143
Skagit County Auditor

5/23/2007 Page

2 of

3 12:35PM

EXHIBIT A

Parcel "A":

That portion of Government Lot 2 of Section 26, Township 35 North, Range 9 East, W.M., lying Northeasterly of the former Great Northern Railway right-of-way and Southerly of the State Highway right-of-way commonly known as Highway 20 and Northwesterly of the following described line: Beginning at the Southwest corner of said Lot 10, Block 4, "ROCKPORT, WN.", as per plat recorded in Volume 3 of Plats, page 79, records of Skagit County, Washington, said point being on the Northeasterly right-of-way line of the Great Northern Railway right-of-way; thence Northeasterly along the West line of said Lot 10 to a point 20 feet South of the Northwest corner of said Lot 10; thence angle to the left 90 degrees for 49.77 feet; thence angle to the right 91 degrees for 359.7 feet, more or less, to an intersection with the Southwesterly right-of-way margin of said State Highway right-of-way.

EXCEPT therefrom that certain County Road right-of-way delineated on various Skagit County Assessor's Maps and Skagit County Engineer's Maps as B. F. Hufty Road and as Sauk City Road No. XCI.

Parcel "B":

Lots 7, 8, 9 and 10, Block 4, "ROCKPORT, WN.", as per plat recorded in Volume 3 of Plats, page 79, records of Skagit County, Washington; EXCEPT that portion thereof lying within the existing as built Southerly extension of Short Street, also referred to as Old Highway 17A.

Parcel "C":

That portion of Government Lot 2, Section 26, Township 35 North, Range 9 East, W.M., described as follows:

Commencing at the Northwest corner of Lot 10, Block 4, "ROCKPORT, WN.", as per plat recorded in Volume 3 of Plats, page 79, records of Skagit County, Washington, the true point of beginning; thence Southwesterly along the Westerly margin of said Lot 10 for a distance of 20 feet; thence angle to the right 90 degrees for a distance of 49.77 feet; thence angle to the right 90 degrees for a distance of 176 feet, more or less, to the Southwest corner of that certain tract conveyed to Tate Robbins, by Deed dated June 30, 1955 and recorded July 14, 1955 under Auditor's File No. 520941; thence Southeasterly along the Southerly boundary of said Tate Robbins' Tract to the intersection with Short Street; thence Southwesterly along said boundary of Short Street for a distance of 95 feet to the intersection with Front Street; thence Northwesterly along the Northerly boundary of Front Street for a distance of 85 feet to the end of Front Street; thence angle to the left 90 degrees for a distance of 60 feet to the true point of beginning.

