

When recorded return to:

Mr. and Mrs. John F. Lee
15496 Estes Road
Bow, WA 98232

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20144687
DEC 10 2014



201412100077
Skagit County Auditor
12/10/2014 Page 1 of 3 3:44PM \$74.00

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 150959-OE ✓

Grantor: NORM NELSON, INC.
Grantee: John F. Lee and Heather M. Lee

Amount Paid \$ 3342.50
Skagit Co. Treasurer
By *nam* Deputy

LAND TITLE OF SKAGIT COUNTY Statutory Warranty Deed

THE GRANTOR NORM NELSON, INC., a Washington Corporation for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to JOHN F. LEE and HEATHER M. LEE, husband and wife the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn SW 1/4 NE 1/4, 34-36-3 E W.M.

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 360334-1-004-0200, P121540

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title Company's Preliminary Commitment No. 150959-OE.

GRANTEE(S) HEREIN GRANT A FIRST RIGHT OF REUSAL TO PURCHASE THIS PROPERTY TO GEORGE B. EUSTERMAN and LOUISE W. EUSTERMAN. GRANTEE(S) FURTHER AGREE THAT GEORGE B. EUSTERMAN and LOUSIE EUSTERMAN HAVE AN OPTION TO PURCHASE ONE-HALF OF THIS PROPERTY FOR NINETY-THREE THOUSAND, SEVEN HUNDRED FIFTY AND NO/100THS(\$93,750.00) DOLLARS AT ANY TIME NOW AND IN THE FUTURE.

SEE ATTACHED EXHIBIT "B" FOR SIGNATURE AND ACKNOWLEDGMENT

Dated December 8, 2014

NORM NELSON, INC., a Washington corporation

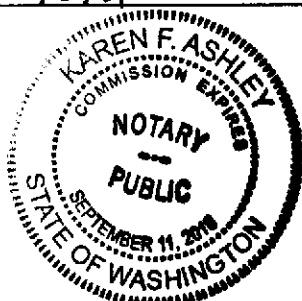
Gerald E. Nelson
By: Gerald E. Nelson, President

Myron E. Ayers
By: Myron E. Ayers, Secretary

STATE OF Washington }
County of Skagit } SS:

I certify that I know or have satisfactory evidence Gerald E. Nelson and Myron E. Ayers
the person who appeared before
me, and said person acknowledged that they signed this instrument, on oath stated They are
authorized to execute the instrument and is President and Secretary, respectively
of Norm Nelson, Inc., a Washington corporation
to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: December 10th 2014



Karen Ashley
Karen Ashley
Notary Public in and for the State of Washington
Residing at Sedro-Woolley
My appointment expires: 9/11/2018

EXHIBIT A

Lot 2 of Survey recorded under Skagit County Auditor's File No. 201410150069, being more particularly described as follows:

That portion of the Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 34, Township 36 North, Range 3 East, W.M. described as follows:

Beginning at the Northwest corner of said Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 34, Township 36 North, Range 3 East, W.M.;

thence Southerly along the West line of said Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ 300.00 feet;

thence Easterly parallel with the North line of said Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$, a distance of 160.00 feet;

thence Northerly parallel with said West line of the Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$, a distance of 60.00 feet;

thence Easterly parallel with said North line of the Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$, a distance of 220.00 feet;

thence Northerly parallel with said West line of the Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$, 240.00 feet, to said North line of the Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 34, Township 36 North, Range 3 East, W.M., said point lying 380.00 feet Easterly of the point of beginning;

thence Westerly along the said North line of the Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 34, Township 36 North, Range 3 East, W.M., to the point of beginning;

EXCEPT road and ditch rights of way;

Situate in the County of Skagit, State of Washington.



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Skagit County Auditor

\$74.00

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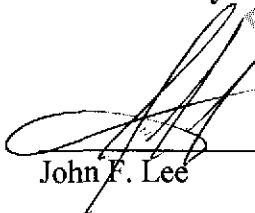
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3 3:44PM


LPB 11-05(i-l)
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EXHIBIT "B"

The undersigned Grantee(s) herein agree to grant a first right of refusal to purchase this property to George B. Eusterman and Louise W. Eusterman. Grantee(s) further agree that George B. Eusterman and Louise W. Eusterman have an option to purchase one-half of this property for Ninety-three Thousand, Seven Hundred Fifty and NO/100ths(\$93,750.00) dollars at any time now and in the future.



John F. Lee

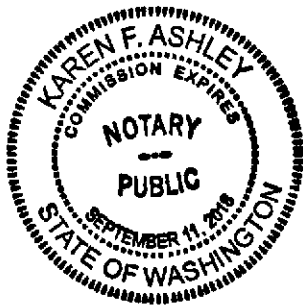



Heather M. Lee

State of Washington }
County of Skagit } SS:

I certify that I know or have satisfactory evidence that John F. Lee and Heather M. Lee
the person(s) who appeared before me, and said person(s) acknowledged that they
signed this instrument and acknowledge it to be _____ free and voluntary act for the
their
uses and purposes mentioned in this instrument.

Dated: December 10th 2014





Karen Ashley
Notary Public in and for the State of Washington
Residing at: Sedro-Woolley
My appointment expires: 9/11/2018

