

When recorded return to:

Michael A. Winslow  
Winsler Legal Center  
1204 Cleveland Avenue  
Mount Vernon, Washington 98273



Skagit County Auditor \$75.00  
1/5/2016 Page 1 of 3 1:54PM

***Seller's Assignment of Real Estate Contract and Deed***

**Grantor:** Gayle Diane Holmes, Successor Trustee of the Gerald Lee Kahn Trust, dated April 26, 2012.

**Grantees:** Gayle Diane Holmes, a married woman as to her separate estate.

**Legal Description (abbreviated):**

Ptn. NE 1/4 of NE 1/4, 11-34-3 E W.M.

Full legal description set forth below.

**Assessor's Property Tax**

**Parcel or Account No.:** P21390 / 340311-0-011-0001  
P21391 / 340311-0-012-0000

**Reference Nos of Documents**

**Assigned or Released** 201511200143

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

JAN 05 2016

Amount Paid \$  
Skagit Co. Treasurer  
By *MM* Deputy

*4,606.30*  
# 201511200143  
# 20154752 (11-20-15)

**Conveyance:** Grantor, Gayle Diane Holmes, Successor Trustee of the Gerald Lee Kahn Trust, dated April 26, 2012, in consideration for distribution under the Trust, hereby assigns, transfers and sets over to Gayle Diane Holmes, a married woman as to her separate estate, the Assignee, that certain real estate contract entered into on the 18th day of November, 2015, between the Gerald Lee Kahn Trust as Seller, and 200 North township, L.L.C., a Washington limited liability company, as Buyer, for the sale and purchase of the following real estate situated in Skagit County, Washington, including any interest therein that Grantor may hereafter acquire:

Parcel A

That portion of the Northeast 1/4 of the Northeast 1/4 of Section 11, Township 34 North, Range 3 East, W.M., described as follows:

Beginning at the Southwest corner of that certain tract conveyed to Adolph Kahn and Hazel E. Kahn, his wife, by deed dated February 2, 1933, filed February 8, 1933, as File No. 254691 and recorded in Volume 162 of Deeds at page 194, said point being on the Easterly line of the County road 660 feet South and 226 feet, more or less, West of the Northeast corner of said Northeast 1/4 of the Northeast 1/4;

Thence North 29°32' West along the Easterly line of said County road 231 feet to THE TRUE POINT OF BEGINNING;  
Thence Northeasterly at right angles to said County road 120 feet;  
Thence Northwesterly parallel with said road 234 feet;  
Thence Southwesterly 120 feet to a point on the Easterly line of said road which is 234 feet Northwesterly (as measured along said road) of the TRUE POINT OF BEGINNING;  
Thence Southeasterly along the Easterly line of said road, 234 feet to THE TRUE POINT OF BEGINNING except the Northwesterly 112 feet thereof;

EXCEPT County road;

Parcel B

The North 112 feet of the following described tract:

That portion of the Northeast ¼ of the Northeast ¼ of Section 11, Township 34 North, Range 3 East, W.M., described as follows:

Beginning at the Southwest corner of that certain tract conveyed to Adolph Kahn and Hazel E. Kahn, his wife, by deed dated February 2, 1933, filed February 8, 1933, as File No. 254691, and recorded in Volume 162 of Deeds at page 194, said point being on the Easterly line of the County road 660 feet South and 226 feet, more or less, West of the Northeast corner of said Northeast ¼ of the Northeast ¼;

Thence North 29°32' West along the Easterly line of said County road 231 feet to THE TRUE POINT OF BEGINNING;  
Thence Northeasterly at right angles to said County road 120 feet;  
Thence Northwesterly parallel with said road 234 feet;  
Thence Southwesterly 120 feet to a point on the Easterly line of said road which is 234 feet Northwesterly (as measured along said road) of the TRUE POINT OF BEGINNING;  
Thence Southeasterly along the Easterly line of said road 234 feet to THE TRUE POINT OF BEGINNING;

EXCEPT County road;

ALL SUBJECT TO covenants, restrictions and easements of record; and

SUBJECT TO Notice of Airport Noise and Overflight Effects, as recorded under Auditor's File No. 200903050091, records of Skagit County.

Situate in the County of Skagit, State of Washington.

Grantor further bargains, sells and conveys the above-described real property to Assignee/Grantee, who hereby assumes and agrees to fulfill the conditions of the real estate contract. Grantor hereby covenants that there is now unpaid on the principal of said contract the sum of One Hundred Ninety-Five Thousand Dollars (\$195,000.00).

DATED this 20 day of December, 2015.

The Gerald Lee Kahn Trust

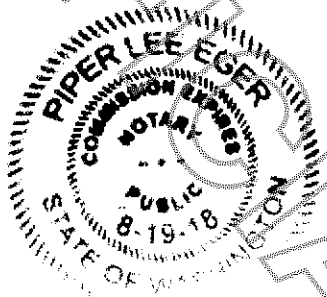
*Gayle D. Holmes*

By: Gayle Diane Holmes,  
Successor Trustee

State of Washington )  
 )ss  
County of Skagit )

I certify that I know or have satisfactory evidence that Gayle Diane Holmes is the person who appeared before me; that she acknowledged that she signed this instrument, on oath stated that she was authorized to execute the instrument and acknowledged as the Successor Trustee of the Gerald Lee Kahn Trust dated April 26, 2012, to be the free and voluntary act of her for the uses and purposes contained in the instrument.

DATED: December 21, 2015.



*Piper Lee Eger*  
Piper Lee Eger Notary Public  
My commission expires 8/19/18

UNRECORDED ORIGINAL DOCUMENT