

WHEN RECORDED RETURN TO:

Richard Steegstra
3617 Gorin Place
Everett WA 98208



201609140013

Skaqit County Auditor

\$76.00

9/14/2016 Page

1 of

4 10:21AM

COVER SHEET

DOCUMENT TITLE: DEED AND SELLERS' ASSIGNMENT OF REAL ESTATE CONTRACT

GUARDIAN NORTHWEST TITLE CO.

112521

REFERENCE NUMBER(S) OF DOCUMENTS ASSIGNED OR RELEASED:

201107050141

GRANTOR(S): ALLEN D. ELLIOTT and CHRIS STINE ELLIOTT, husband and wife

GRANTEE(S): RICHARD N. STEEGSTRA and JUNE L. STEEGSTRA, husband and wife

ABBREVIATED LEGAL DESCRIPTION: Portion of NW SE, 31-34-03

TAX PARCEL NUMBERS: P22991/340331-0-021-0013 and P22989/340331-0-020-0006

When recorded return to:

Richard Steegstra
3517 Gorin Place
Everett WA 98208

DEED AND SELLERS' ASSIGNMENT OF REAL ESTATE CONTRACT

THE GRANTORS ALLEN D. ELLIOTT and CHRIS STINE ELLIOTT, husband and wife, for value received do convey and warrant to **RICHARD N. STEEGSTRA and JUNE L. STEEGSTRA, husband and wife**, the grantees, the following described real estate, situated in Skagit County, State of Washington, including any interest therein which grantors may hereafter acquire:

Attached SCHEDULE C (PARCELS A and B)

Abbreviated Legal: Portion of NW SE, 31-34-03

Tax Parcel Numbers: P22991/340331-0-021-0013 and P22989/340331-0-020-0006

and do hereby assign, transfer and set over to the grantees that certain real estate contract dated June 23, 2011, and recorded at Skagit County recording number 201107050141 between ALLEN D. ELLIOTT and CHRIS STINE ELLIOTT, husband and wife, as sellers, and HARKER GROUP LIMITED, LLC, a Wyoming limited liability company, as purchaser for the sale and purchase of the above described real estate. The grantees hereby assume and agree to fulfill the conditions of said real estate contract and the grantors hereby covenant that there is now an unpaid balance on said contract in the sum of \$ 778,512.63 through and including September 14, 2016.

Dated: September 13th, 2016

ALLEN D. ELLIOTT

CHRIS STINE ELLIOTT

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

SEP 14-2016

Amount Paid to
Skagit Co. Treasurer
By MB Deputy

STATE OF WASHINGTON

COUNTY OF Skagit ss.

I certify that I know or have satisfactory evidence that ALLEN D. ELLIOTT and CHRIS STINE ELLIOTT are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: September 13th, 2016



Notary name printed or typed: Elaine M. Daws

Notary Public in and for the State of Washington

Residing at 5610 Wadley

My appointment expires: 3/6/18

Schedule "C"
Legal Description

The land referred to in this report/policy is situated in the State of Washington, County of Skagit, and is described as follows:

PARCEL "A":

That portion of the Northwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 31, Township 34 North, Range 3 East, W.M., described as follows:

Beginning at a point on the North line of said subdivision, which bears South $89^{\circ}33'20''$ West along said North line of said subdivision, a distance of 516.14 feet from the Northeast corner or said Northwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$; thence South $0^{\circ}18'04''$ East along a line which is parallel to and 516.14 feet West of the East line of said subdivision, a distance of 20.00 feet, to a point on the South right-of-way line of that certain County road known as the Chilberg Road No. 66, and which point is the true point of beginning of this description; thence continuing South $0^{\circ}18'04''$ East a distance of 435.00 feet; thence South $89^{\circ}33'20''$ West a distance of 93.86 feet; thence North $0^{\circ}18'04''$ West a distance of 435.00 feet to a point on the said South right-of-way line of said County road; thence North $89^{\circ}33'20''$ East along the said South right-of-way line of said County road, a distance of 93.86 feet to the true point of beginning.

PARCEL "B":

That portion of the Northwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 31, Township 34 North, Range 3 East, W.M., described as follows:

Beginning at a point on the North line of said subdivision which point bears South $89^{\circ}33'20''$ West along said North line of said subdivision, a distance of 610.00 feet from the Northeast corner of said Northwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$; thence South $0^{\circ}18'04''$ East along a line which is parallel to and 610.00 feet West of the East line of said subdivision, a distance of 20.00 feet; to a point on the South right-of-way line of that certain County road known as Chilberg Road No. 66, and which point is the true point of beginning of this description; thence continuing South $0^{\circ}18'04''$ East a distance of 435.00 feet; thence South $89^{\circ}33'20''$ West a distance of 170.47 feet; thence North $1^{\circ}10'50''$ East a distance of 204.91 feet; thence North $24^{\circ}07'40''$ West a distance of 251.44 feet to a point on said South right-of-way line of said County road; thence North $89^{\circ}33'20''$ East along the said South right-of-way line of said County road, a distance of 266.71 feet to the true point of beginning.

