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Skagit County Auditor

\$76.00

6/14/2017 Page

1 of

4 12:26PM

Return Address:

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Document Title:

Addendum to Real Estate  
Purchase & Sale Agreement

Reference Number (if applicable):

201404250008

Grantor(s):

additional grantor names on page \_\_\_\_

1) Susan L Petrovich

2) \_\_\_\_\_

Grantee(s):

additional grantor names on page \_\_\_\_

1) Carolyn Hoerner

2) \_\_\_\_\_

Abbreviated Legal Description:

full legal on page(s) \_\_\_\_

PTN Lots 22-23 PL 1 Sedro Home  
Acreage

Assessor Parcel /Tax ID Number:

additional parcel numbers on page \_\_\_\_

P77111

UNOFFICIAL TAX DOCUMENT

**ADDENDUM TO REAL ESTATE PURCHASE AND SALE AGREEMENT**

The parties hereto are, Carolyn Hoerner, a married woman, hereinafter referred to as "Buyer", and Susan L. Petrovich, a single woman, hereinafter referred to as "Seller".

WHEREAS, the parties entered into a Real Estate Purchase and Sale Agreement ("Agreement") dated the 24th day of May, 2012 for the property located at 519 Ball Street, Sedro Woolley, Washington 98284, further identified as Skagit County parcel number P77111, and legally described as follows:

THE SOUTH 90 FEET OF LOTS 22 AND 23, "PLATE NO. 1, SEDRO HOME ACREAGE, SKAGIT COUNTY, WASHINGTON", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 39, RECORDS OF SKAGIT COUNTY, EXCEPT THAT PORTION OF LOT 22 DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 22; THENCE NORTH 90 FEET; THENCE EAST 120 FEET; THENCE SOUTH 90 FEET; THENCE WEST 120 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH A NON-EXCLUSIVE, PERMANENT EASEMENT AND RIGHT TO THE USE OF AN AUTOMOBILE DRIVEWAY FOR INGRESS AND EGRESS TO THE PREMISES ABOVE DESCRIBED WHICH SAID DRIVEWAY IS LOCATED ON THE FOLLOWING PREMISES, TO WIT: BEGINNING AT A POINT ON THE EAST LINE OF BALL AVENUE, 64 FEET NORTH OF THE SOUTHWEST CORNER OF SAID LOT 22; THENCE EAST 106 FEET; THENCE SOUTH 32 FEET; THENCE EAST 14 FEET; THENCE NORTH 44 FEET; THENCE WEST 120 FEET; THENCE SOUTH 12 FEET TO THE POINT OF BEGINNING.

WHEREAS, the Agreement provided for a purchase price of \$120,000, of which \$9,000 was paid as a down payment and \$111,000 was financed by Seller at 5.5% per annum amortized over 20 years, with Buyer making monthly payments of \$763.55 toward principal and interest and \$92.76 toward property taxes. By its terms the Agreement expires on June 20, 2017, with right to extend note to end of contract with no pre-payment penalty;

WHEREAS, the parties to the Agreement desire to extend the Agreement to December 20, 2017 on the same terms as set forth in the preceding paragraph;

WHEREAS, the parties to the Agreement agree that at the expiration of the Agreement on December 20, 2017, Seller will convey the subject property to Buyer by Deed recorded with Skagit County, in exchange for either: (1) full payment of the balance owing on the \$111,000 originally financed; or (2) a Deed of Trust and Promissory Note held by Seller for the balance of the \$111,000 originally financed, at 5.5% per annum amortized over 15 years;

NOW, THEREFORE, IT IS HEREBY MUTUALLY AGREED as follows:

1. The Real Estate Purchase and Sale Agreement dated the 24th day of May, 2012 is extended to December 20, 2017 on the same terms; and

2. At the expiration of the Agreement on December 20, 2017, Seller will convey the subject property to Buyer by Deed recorded with Skagit County, in exchange for either: (1) full payment of the balance owing on the \$111,000 originally financed; or (2) a Deed of Trust recorded against the subject property and Promissory Note held by Seller for the balance of the \$111,000 originally financed, at 5.5% per annum amortized over 15 years.

DATED this 24 day of May, 2017.

BUYER

SELLER

Carolyn Herner

Carolyn Herner  
519 Ball St.  
Sedro Woolley, WA 98284

Susan L. Petrovich

Susan L. Petrovich  
P.O. Box 745  
Sedro Woolley, WA 98284

June 7, 2017  
Date

May 24, 2017  
Date

STATE OF WASHINGTON )

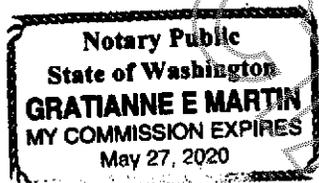
: ss

COUNTY OF SNOHOMISH )

SKAGIT

On this day personally appeared before me Susan L. Petrovich, a single woman, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 26<sup>th</sup> day of May, 2017.



Gratianne E Martin  
NOTARY PUBLIC in and for the State of Washington, residing at Mt Vernon WA  
My commission expires: May 27<sup>th</sup> 2020  
Name: Gratianne E Martin

STATE OF WASHINGTON )

: ss

COUNTY OF SNOHOMISH )

On this day personally appeared before me Carolyn Hoerner, a married woman, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 7<sup>th</sup> day of June, 2017.



Elizabeth M Narath  
NOTARY PUBLIC in and for the State of Washington, residing at Burlington  
My commission expires: 06/09/20  
Name: Elizabeth M. Narath