



199911120120

Kathy Hill, Skagit County Auditor

11/12/1999 Page 1 of 1 4:22:01PM

WHEN RECORDED RETURN TO:
GUARDIAN MORTGAGE COMPANY
P.O. BOX 724
MOUNT VERNON, WA. 98273 4958-99 WHIGHAM

Seller's Assignment of Contract and Deed

THE GRANTOR David A. Pickenpaugh and Janelle A. Pickenpaugh, husband and wife for value received does convey and warrant to Guardian Mortgage Company, Profit Sharing Plan and Trust, the grantee, the following described real estate, situated in Skagit County, State of Washington, together with all after acquired title of the grantor(s) therein:

LOTS 75 AND 76, "CASCADE RIVER PARK NO. 3", AS PER PLAT RECORDED IN VOLUME 9 OF PLATS, PAGE 22 THROUGH 24, INCLUSIVE, RECORDS OF SKAGIT COUNTY, WASHINGTON. SITUATED IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON. PARCEL NUMBER 3873-000-075-0008/P63948 & 3873-000-076-0007/P63949

and do hereby assign, transfer and set over to the Grantee that certain real estate contract dated the 15th day of September, 1999 between David A. Pickenpaugh and Janelle A. Pickenpaugh, husband and wife, as seller(s) and Farrin J. Whigham and Carolyn A. Whigham, husband and wife, purchaser(s), for the sale and purchase of the above described real estate. The Grantor's hereby covenants that there is now an unpaid principal balance on said contract in the sum of \$8,302.82 as of 10/10/99. Grantor warrants that Purchaser is not in default on said contract. Grantor shall remain liable with reference to any covenants, agreements, representations of warranties, expressed or implied, given to the original contract purchaser, and the Grantee shall have no liability thereon to the contract purchaser.

Real Estate Excise Tax was paid on this sale or stamped exempt on September 15, 1999, Recording Number 199909150080. Excise Tax Number 31466. *pd # \$ 183.60*

Dated November *12*, 1999

SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID

NOV 12 1999

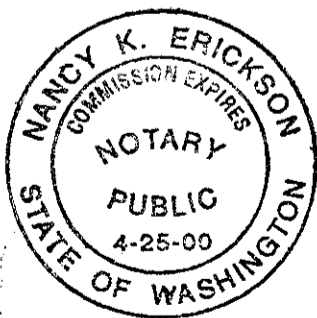
Amount Paid \$ *0*
Skagit County Treasurer
By: *DC* Deputy

David A. Pickenpaugh
David A. Pickenpaugh (Grantor)
Janelle A. Pickenpaugh
Janelle A. Pickenpaugh (Grantor)

STATE OF WASHINGTON)

COUNTY OF SKAGIT)

On this day personally appeared before me David A. Pickenpaugh and Janelle A. Pickenpaugh to me known to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned. GIVEN under my hand and official seal this 12th day of November 1999.



Nancy K. Erickson
Notary Public in and for the State of Washington

residing at Oak Harbor
comm. Expires 4/25/00