



200204190130

Skagit County Auditor

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When recorded return to:

Walter B. Jaccard  
Thousand Trails, Inc.  
2711 LBJ Freeway, Suite 200  
Dallas, Texas 75234

### ACCOMMODATION RECORDING

**Document Title:** FULL RECONVEYANCE OF DEED OF TRUST

**Name of Grantor:** Leisure Time Resorts of America, Inc.

**Name of Trustee:** Chicago Title Insurance Company

**Name of Beneficiary:** Foothill Capital Corporation

**Abbreviated Legal Description:** Part of NW 1/4 of NE 1/4 and part of NE 1/4 of NE 1/4 and part of N 1/2 of SW 1/4 and part of S 1/2 of S 1/2 of NE 1/4 and part of N 1/2 of SE 1/4 of NE 1/4 of Section 10, Township 35 N, Range 7 E, WM, Skagit County, Washington

[ x ] Additional legal is on pages A-1 through A-4 of document

**Assessor's Tax Parcel #:** 350710-0-011-0106, 350710-0-011-0107, 350710-0-011-0205  
350710-1-004-0004, and 350710-1-003-0203

**Reference Nos. of Documents Released or Assigned:** 199912210059

The undersigned as trustee under that certain Deed of Trust, Assignment of Rents, Security Agreement and Fixture Filing, dated December 10, 1999, in which Chicago Title Insurance Company is trustee, Leisure Time Resorts of America, Inc., a Washington corporation, is grantor, and Foothill Capital Corporation, a California corporation, is beneficiary, which Deed of Trust was recorded on December 21, 1999, as Auditors No. 199912210059, records of Skagit County, Washington,

Having received under said Deed of Trust a written request to reconvey the real property described in said Deed of Trust, which request was approved by said grantor, does hereby reconvey, without warranty, to the person(s) entitled thereto the right, title and interest now held by said trustee in and to the real property described in said Deed of Trust, which is also described in Exhibit A attached hereto and incorporated herein by this reference.

Dated this 12<sup>th</sup> day of April, 2002.  
~~September, 2001.~~

Trustee  
Chicago Title Insurance Company

By Anita Baxter  
Its Vice President

STATE OF WASHINGTON )  
COUNTY OF GRANT ) SS.

On this 12<sup>th</sup> day of ~~September~~ April, 2002, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Anita Baxter, to me known to be the VICE PRESIDENT of **Chicago Title Insurance Company**, the corporation that executed the within and foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that he was authorized to execute the said instrument in the name of and on behalf of said corporation.

WITNESS my hand and official seal hereto affixed the day and year first above written.



Betty Wasko (Betty Wasko)  
NOTARY PUBLIC in and for the State of  
Washington, residing at Ephrata

My commission expires: 6/5/2003

Island Title Company has placed  
this document for recording as a  
customer courtesy and accepts no  
liability for its accuracy or validity



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EXHIBIT A

All those plots, pieces or parcels of land situate, lying and being in the County of Skagit, State of Washington, more particularly described as follows:

SB-15375

PARCEL A:

That portion of the Northwest Quarter of the Northeast Quarter of Section 10, Township 35 North, Range 7 East of the Willamette Meridian, lying Easterly of that certain 110 foot strip conveyed to Skagit County by deed recorded September 20, 1971, under Auditor's File No. 758244, records of Skagit County, Washington.

PARCEL B:

The Northeast Quarter of the Northeast Quarter EXCEPT the East 30 feet thereof;

The North Half of the South Half of the Northeast Quarter EXCEPT the East 30 feet thereof in Section 10, Township 35 North, Range 7 East of the Willamette Meridian:

EXCEPT the following described portion:

That portion of the North Half of the Southwest Quarter of the Northeast Quarter of Section 10, Township 35 North, Range 7 East of the Willamette Meridian, lying West of a line which commences 360 feet West of the Northeast corner of the above described subdivision and extends South 24° East to the intersection with the South line of the above described subdivision;

ALSO EXCEPT that portion of the North Half of the Southeast Quarter of the Northeast Quarter of said Section 10, Township 35 North, Range 7 East of the Willamette Meridian, described as follows:



Commencing at the Northeast corner of said subdivision;  
thence South along the East line of said subdivision a  
distance of 224 feet;

thence South 78° West a distance of 700 feet to the true  
point of beginning;

thence North 78° East a distance of 700 feet to the East  
line of said subdivision;

thence North along the East line of said subdivision a  
distance of 224 feet to the Northeast corner of said  
subdivision;

thence West along the North line of said subdivision a  
distance of 500 feet;

thence South 45° West a distance of 400 feet; thence  
Southeasterly to the true point of beginning;

AND ALSO EXCEPT that portion lying Northwesterly of the  
Southeasterly line of that certain tract of land conveyed  
to Skagit County for road purposes by deed recorded  
April 25, 1966, under Auditor's File No. 681944, records  
of Skagit County, Washington.

PARCEL C:

All that portion of the North Half of the Southwest Quarter of  
the Northeast Quarter of Section 10, Township 35 North,  
Range 7 East of the Willamette Meridian, lying East of the  
following rivers described line:

Beginning at the Southeast corner of the above described  
subdivision;

thence North 83°08'37" West along the South line of said  
subdivision a distance of 344.16 feet to the true point of  
beginning;

thence North 08°07'45" East a distance of 232.89 feet to the  
P.C. of a 17° curve to the right;

Foothill/Thousand Trails  
F6415-0094  
Grandy Creek/Skagit Co./Washington  
LA-G:\BAF.-FL\JXG.-FL\2059JXG.WPD

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thence following said 17° curve to the right a distance of 252.81 feet to a point on the West line of that certain tract of land conveyed to Jack Graham by deed dated January 15, 1965 and recorded under Auditor's File No. 661227, records of Skagit county Washington.

EXCEPT from said Parcel "C" any portion lying within the boundaries of Parcel "B" hereinabove described.

PARCEL D:

That portion of the South Half of the South Half of the Northeast Quarter of Section 10, Township 35 North, Range 7 East of the Willamette Meridian, lying Northerly of that certain tract conveyed to Theodore Mathis and Nora Mathis by deed dated June 21, 1949 and recorded October 26, 1949, under Auditor's File No. 437354, records of Skagit County, Washington, and Easterly of Tract "A" of SHORT SLAT NO. 24-79, approved April 27, 1979, and recorded April 27, 1979, under Auditor's File No. 7904270045, records of Skagit County, Washington, and Westerly of that certain tract conveyed to Skagit County for road purposes by deed dated July 30, 1945, and recorded August 13, 1945, under Auditor's File No. 382539, records of Skagit County, Washington; also being a portion of Tract B of Lot B, SKAGIT COUNTY SHORT PLAT NO. 24-79, approved April 21, 1979, and recorded April 27, 1979, in Volume 3 of Short Plats, page 104, under Auditor's File No. 7904270045, records of Skagit County, Washington; being a portion of the Northeast Quarter of Section 10, Township 35 North, Range 7 East of the Willamette Meridian.

PARCEL E:

That portion of the North Half of the Southeast Quarter of the Northeast Quarter of said Section 10, Township 35 North, Range 7 East of the Willamette Meridian, described as follows:

Commencing at the Northeast corner of said subdivision; thence South along the East line of said subdivision a distance of 224 feet;

thence South 78° West a distance of 700 feet to the true point of beginning;



thence North 78° East a distance of 700 feet to the East line of said subdivision;

thence North along the East line of said subdivision a distance of 224 feet to the Northeast corner of said subdivision;

thence West along the North line of said subdivision a distance of 500 feet;

thence South 45° West a distance of 400 feet;

thence Southeasterly to the true point of beginning;

EXCEPT the East 30 feet as deeded to Skagit County for road, under Auditor's File No. 382539, records of Skagit County, Washington.

ALL Situated in Skagit County, Washington.

