

AFTER RECORDING RETURN TO:

William Allen
PO Box 437
Sedro-Woolley, WA 98284



200304230117
Skagit County Auditor

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COVER SHEET

Document Title: Sheriff's Deed

Reference Number(s) of Documents Assigned or Released: N/A

Grantor(s):

1. Rick Grimstead, Sheriff of Skagit County
- 2.
- 3.
- 4.

Grantee(s):

1. Skagit State Bank, a Washington corporation
- 2.
- 3.
- 4.

Abbreviated Legal Description:

Ptn NW $\frac{1}{4}$ of SE $\frac{1}{4}$ of Sec. 26, T34N, R3E, WM, and
Ptn of Tract C, Short Plat No. 46-81, Vol 5, p. 119, AFN 8108250001, being a
Ptn of N $\frac{1}{2}$ of Sect 26, T34N, R3E, WM

Assessor's Property Tax Parcel/Account Number(s):

340326-4-006-0003/ P22816
340326-1-004-0200/ P109057

IN THE SUPERIOR COURT OF WASHINGTON FOR SKAGIT COUNTY

SHERIFF'S DEED TO REAL PROPERTY

SKAGIT STATE BANK, a Washington Corporation,

PLAINTIFF,

VS.

CAUSE NO. 00 2 00540 0
JUDGMENT RENDERED ON 09-06-2001
ORDER OF SALE ISSUED 09-06-2001
DATE OF SALE 10-26-2002
DATE OF DEED 02-04-2003

DAVID C. YOUNGQUIST, also known as DAVID YOUNGQUIST;
NORTH FORK FARMS, INC., a Washington corporation, and
WOLFKILL FEED AND FERTILIZER CORPORATION, a
Washington Corporation,

DEFENDANTS.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

#1897

APR 23 2003

Amount Paid \$
Skagit Co. Treasurer
by *BJ* Deputy

I, Rick Grimstead, Sheriff of Skagit County State of Washington, as successor to Edward M. Goodman, do hereby certify that under and by virtue of the procedure indicated above, issued out of the above entitled court, in the above entitled action, duly attested, directed and delivered to me, by which I was commanded to levy upon and sell the right, title and interest of the defendant in property hereinafter described according to law, and apply the proceeds of such sale to the satisfaction of the judgment in said action, with interest and costs of suit. I duly levied on and sold at public auction, after due and legal notice, to **Skagit State Bank, a Washington Corporation** who was the highest and best bidder therefore, at such sale, for the sum of **\$829,785.40** the real estate, situated in Skagit County, State of Washington, hereinafter described, the description of which is incorporated by this reference. I thereupon delivered to said purchaser a certificate of sale as required by law. I further certify that the time for redemption has expired.

Now, therefore, I, Rick Grimstead, Sheriff of Skagit County as successor to Edward M. Goodman, Sheriff of Skagit County, or my authorized deputy, by virtue of the procedure indicated above and pursuant to the statutes relevant to such procedure, do hereby grant, bargain, sell, convey and confirm as purchaser at said sale, **Skagit State Bank, a Washington Corporation** or his successor in interest, or as a redemptioner so hereto entitled, and to his heirs, successors and assigns forever the real estate the description of which is incorporated above, as fully as I can, may or ought to by virtue of the procedure indicated above, the orders of said court, and the statutes of this state.



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Sheriff's Deed

As evidence of my so granting and conveying, my authorized deputy or I hereby set my hand on the date indicated above, at Mount Vernon, Washington.

RICK GRIMSTEAD
SHERIFF

By

Julie Bjorn-Fisher *(Seal)*

Julie Bjorn-Fisher
Civil Deputy

LEGAL DESCRIPTION: ATTACHED

CIVIL PROCESS NO. 01-1046

DEED/03-2001/JBF



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UNOFFICIAL DOCUMENT

On this 7th day of, February 2003, before me, Melody Derrossell Deputy, County Auditor in and for said Skagit County, personally appeared Julie Bjorn-Fisher, Civil Deputy, Sheriff's Office of the said County of Skagit, State of Washington, personally known to me to be the individual described in and who executed the foregoing instrument and acknowledged to me that she executed the same freely and voluntarily, and for the uses and purposes and in the capacity therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the Auditor's official seal, the day and year first above written.

Melody R. Derrossell, Deputy Auditor
Skagit County Auditor in and for Skagit County, State of Washington



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Skagit County Auditor



EXHIBIT A
Legal Description

PARCEL "A":

The Northwest ¼ of the Southeast ¼ of Section 26, Township 34 North, Range 3 East, W.M., EXCEPT County road, dike and drainage ditch rights-of-way, AND EXCEPT the East 330 feet of that portion of said Northwest ¼ of the Southeast ¼, lying West of the County road running North and South along the East line of said subdivision.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

That portion of Tract "C", REVISED SKAGIT COUNTY SHORT PLAT NO. 46-81, approved August 18, 1981, and recorded August 25, 1981, in Volume 5 of Short Plats, page 119, under Auditor's File No. 8108250001, records of Skagit County, Washington; being a portion of the North ¼ of Section 26, Township 34 North, Range 3 East W.M., being more particularly described as follows:

Beginning at the Northeast corner of Tract B of said Short Plat No. 46-81;
thence North 00°25'41" East a distance of 1,970.75 feet to the North line of said Tract C;
thence South 89°48'10" East along the North line of said Tract C a distance of 1,320.63 feet to the Northeast corner of said Tract C;
thence South 00°41'31" West along the East line of said Tract C a distance of 1,086.68 feet to the Northeast corner of Tract A of said Short Plat No. 46-81;
thence North 89°37'43" West a distance of 243.16 feet to the Northwest corner of Tract A of said Short Plat;
thence South 00°41'31" West along the West boundary of said tract a distance of 232.56 feet to the Southwest corner of said Tract A;
thence South 89°37'43" East along the South line of said Tract A a distance of 93.16 feet;
thence South 00°41'31" West a distance of 125.00 feet;
thence South 89°37'43" East a distance of 150.00 feet;
thence South 00°41'31" West a distance of 1,174.24 feet to the Southeast corner of said Tract C;
thence North 89°22'54" West along the South line of said Tract C a distance of 1,011.56 feet;
thence North 00°25'41" East a distance of 250.00 feet;
thence North 89°27'09" West a distance of 172.00 feet;
thence South 00°25'41" West a distance of 250.00 feet;
thence North 89°27'09" West a distance of 125.00 feet to the intersection of the Southerly projection on the East line of said Tract B;
thence North 00°25'41" East along the East line of said Tract B a distance of 639.65 feet to the point of beginning.

EXCEPT for that portion conveyed for right of way by deed recorded on November 2, 1981, under Auditor's File No. 8111020017, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.