

WHEN RECORDED RETURN TO:

Name: Richard and Diana Johnson
Address: 817 31st Street
City, State, Zip: Anacortes, WA 98221



200402230156
Skagit County Auditor

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Chicago Title Company - Island Division

C30030

PURCHASER'S ASSIGNMENT OF CONTRACT AND DEED

THE GRANTOR(s) WILLIAM D. COLEBURN and DENISE L. COLEBURN,
husband and wife
for value received do hereby convey and quit claim to
RICHARD K. JOHNSON and DIANA M. JOHNSON, husband and wife
the following described real estate, situated in the County of Skagit, the grantee(s),
together with all after acquired title of the grantor(s) therein; State of Washington,

SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax

PAID # 796

FEB 23 2004

Amount Paid \$ 4437⁰⁰

By: Skagit County Treasurer Deputy

SEE EXHIBIT A WHICH IS HERETO ATTACHED.

ACCEPTED BY:

[Signature]
Richard K. Johnson
[Signature]
Diana M. Johnson

and do hereby assign, transfer and set over to the grantee that certain real estate contract dated the 23rd
day of November, 2001, and recorded on Nov. 28, 2001,
under recording number 200111280132, between GARY W. ROVETTO, KATY L.
ROVETTO AND RONALD B. ROVETTO
as seller and WILLIAM D. COLEBURN AND DENISE L. COLEBURN, husband and wife

as purchaser for the sale and purchase of the above described real estate. The grantee hereby assume and agree
to fulfill the conditions of said real estate contract.

Tax Account Number: P32553 DATED February 23, 2004

[Signature]
(Individual)

[Signature]
(Individual)

STATE OF WASHINGTON)ss.
COUNTY OF Skagit)

On this _____ day of _____, 20____
before me, the undersigned, a Notary Public in and for the State of
Washington, duly commissioned and sworn, personally appeared _____

On this day personally appeared before me
William D. and Denise L. Coleburn
to me known to be the individual 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.

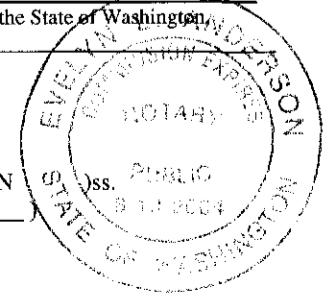
and _____
to me known to be the _____ President and
Secretary, respectfully, of _____
the corporation that executed the foregoing instrument, and
acknowledged the said instrument to be the free and voluntary act and
deed of said corporation, for the uses and purposes therein mentioned,
and on oath stated that _____ authorized to execute
the said instrument and that the seal affixed is the corporate seal of said
corporation.

23rd GIVEN under my hand and official seal this
day of February, 2004.

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

[Signature]
Notary Public in and for the State of Washington,
residing at *[Signature]*

Notary Public in and for the State of Washington,
residing at _____



STATE OF WASHINGTON)ss.
COUNTY OF _____)

EXHIBIT "A"

PARCEL A:

The North Half of the Northwest Quarter of the Northeast Quarter of Section 35, Township 35 North, Range 1 East of the Willamette Meridian, Skagit County, Washington;

EXCEPT that portion of the North Half of the Northwest Quarter of the Northeast Quarter of Section 35, Township 35 North, Range 1 East of the Willamette Meridian described as follows:

Beginning at the Southwest corner of the said North Half;
Thence North 0°32'05" East a distance of 174.58 feet along the West line of said North Half;
Thence South 44°08'02" East a distance of 141.68 feet;
Thence along a curve to the left, concave to the North, having a radius of 238 feet and an arc length of 190.77 feet;
Thence North 89°38'51" East along the South line of said North Half a distance of 271.57 feet to the true point of beginning.

Situated in Skagit County, Washington

PARCEL B:

An easement for ingress, egress and road and utility purposes over the following described parcels:

1. The South 20 feet and the East 30 feet of the North Half of the South Half of the Northwest Quarter of the Northeast Quarter of Section 35, Township 35 North, Range 1 East of the Willamette Meridian;
2. The North 20 feet and the East 40 feet of the South Half of the South Half of the Northwest Quarter of the Northeast Quarter of Section 35, Township 35 North, Range 1 East of the Willamette Meridian;

EXCEPT the East 20 feet thereof;

3. The South 40 feet of the South Half of the South Half of the Northeast Quarter of the Northeast Quarter of Section 35, Township 35 North, Range 1 East of the Willamette Meridian;

EXCEPT any portion thereof lying within the County Road.

Situated in Skagit County, Washington

PARCEL C:

An easement for road, travel and utility purposes over the following described parcel:

A 30-foot wide strip in the North Half of the South Half of the Northwest Quarter of the Northeast Quarter of Section 35, Township 35 North, Range 1 East of the Willamette Meridian, being 15 feet on each side of the following described centerline:

Beginning at a point 15 feet West of the Northeast corner of said North Half;
thence South parallel to the East line of said North Half to a point 15 feet North of the South line of said North Half;
thence West parallel to said South line for a distance of 320 feet;
thence North parallel to the East line of said North Half to a point on the North line of said North Half.

Situated in Skagit County, Washington

- END OF EXHIBIT "A" -



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Skagit County Auditor