



200511080115
Skagit County Auditor

11/8/2005 Page 1 of 2 12:17PM

Name: CHICAGO TITLE COMPANY
Address: PO Box638
Mount Vernon, WA 98273

PARTIAL RECONVEYANCE

R050495
Ref #: IMV1131
Tax Number: 4067-004-007-0007
AF Number: 200501070138
Grantor: FIRST AMERICAN TITLE COMPANY
Grantee: RICHARD B. JOHNSON

The Undersigned as trustee under that certain Deed of trust which is identified below, having received from the beneficiary under said Deed of Trust a written request to reconvey a portion of the real property which is described therein, does hereby reconvey, without warranty, to the person(s) entitled thereto all of the right, title and interest now held by said Trustee in and to the property described in said Deed of Trust recorded in Skagit County Washington, as follows:

AS PER EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Grantor: RICHARD B. JOHNSON
Beneficiary: JAMES A. COOK, JR. & TERRI E. COOK, husband and wife
Trustee: FIRST AMERICAN TITLE COMPANY
Dated: January 07, 2005 Recorded: January 07, 2005
AF Number: 200501070138
Volume: Page:

FIRST AMERICAN TITLE COMPANY
By: *Peggy A. Brown*
Peggy A. Brown, Assistant Secretary

State of Washington }
 } ss.
County of Skagit }

On this day, before me, the undersigned, a Notary Public in and for the State aforesaid duly commissioned and sworn, personally appeared Peggy A. Brown to be known to be the Assistant Secretary of FIRST AMERICAN TITLE COMPANY, 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 He/She is authorized to execute the said instrument.

WITNESS my hand and official seal hereto affixed November 08, 2005



Elaine M. Daws
Elaine M. Daws
Notary Public in and for the State of Washington
Residing at Sedro Woolley
My apointment expires March 03, 2006



First American Title
Company of Skagit County
P.O.Box 1667
Mt. Vernon, WA 98273

EXHIBIT 'A'

Tract B of Survey recorded December 31, 2002 under Auditor's File No. 200212310308, records of Skagit County, Washington; being a portion of Lots 1 through 7, inclusive, Block 4, PLAT OF HAMSTROM'S ADDITION TO GRASSMERE, according to the plat thereof recorded in Volume 3 of Plats, page 82, records of Skagit County, Washington; as recorded in Quit Claim Deed for Boundary Line Adjustment under Auditor's File No. 200212020282, records of Skagit County, Washington; more particularly described as follows:

Commencing at the Southeast corner of Lot 7, Block 4, PLAT OF HAMSTROM'S ADDITION TO GRASSMERE; thence North $00^{\circ}01'55''$ East along the West line of First Street as shown on said plat, for a distance of 120.98 feet to the true point of beginning; thence continuing North $00^{\circ}01'55''$ East along the West line of First Street as shown on said plat, for a distance of 107.24 feet; thence North $79^{\circ}14'15''$ Northwest for a distance of 109.46 feet to the centerline of a vacated 14 foot wide alley running Northerly and Southerly as shown on plat; thence South $00^{\circ}58'46''$ West along the centerline of said alley, for a distance of 117.29 feet; thence Easterly for a distance of 107.55 feet to the true point of beginning;

EXCEPT the Westerly 5 feet of the Northerly 46 feet thereof as described in Auditor's File No. 200507270147, records of Skagit County, Washington;

AND EXCEPT the Westerly 5 feet of the Southerly 75 feet thereof as described in Auditor's File No. 200507270148, records of Skagit County, Washington.



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