

12/16/2005 Page

1 of

2 9:54AM

Name:

CHICAGO TITLE COMPANY

Address:

PO Box 638

Mount Vernon, WA 98273

PARTIAL RECONVEYANCE

R050614

Ref #:

IMV1393

Tax Number:

4067-004-003-0001

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 LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF

Granter:

RICHARD B. JOHNSON

Beneficiary:

JAMES A. COOK, JR, & TERRI E. COOK, husband and wife

Trustee:

FIRST AMERICAN TITLE COMPANY

Dated:
AF Number:

January 07, 2005

200501070138

Volume:

Page:

Recorded:

FIRST AMERICANTITLE COMPAN

By: _

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 December 15, 2005

AME MONOSON OF THE STATE OF THE

Elaine M. Daws

Notary Public in and for the State of Washington

January 07, 2005

Residing at Sedro Woolley

My apointment expires March 03, 2006

A A MERICAL

First American Title

Company of Skagit County P.O.Box 1667

Mt. Vernon, WA 98273

Tract A of Survey recorded December 31, 2002 under Auditor's File No. 200212310308, records of Skagit County, Washington, and amended August 26, 2005, under Auditor's File No. 200508260040, 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. 200212020281, records of Skagit County, Washington; more particularly described as follows:

Commencing at the Southeast corner of Lot 7 of said Block 4;

Thence North 00°01'55" East, along the West line of First Street as shown on said plat for a distance of 228.22 feet, to the true point of beginning of this description:

Thence continuing North 00°01'55" East, along the West line of First Street as shown on said plat for a distance of 117.17 feet, to the Northeast corner of Lot 1 of said Block 4;

Thence North 79°14'15" along the Southerly margin of the unnamed right of way on the North line of said plat as shown on said plat, for a distance of 109,44 feet to the centerline of a vacated 14 foot wide alley running Northerly and Southerly as shown on said plat;

Thence on a North Azimuth 180-02-14 along the centerline of said alley, for a distance of 117.17 feet;

Thence on a North Azimuth 100-46-45, for a distance of 109.46 feet to the true point of beginning of this description.



2 of

12/16/2005 Page

9:54AM