

When recorded return to:
James L. Sorenson
Attorney at Law
929 North 130th Suite 14
Seattle, Washington 98133



200806120029
Skagit County Auditor

6/12/2008 Page 1 of 4 10:52AM

**STATUTORY WARRANTY DEED
(Fulfillment)**

8308040054

THE GRANTOR(S) Robert J. Crim and Marian L. Crim, husband and wife

for and in consideration of Ten dollars and other valuable consideration

in hand paid, conveys, and warrants to Robert L. Coffey and Deborah North, husband and wife

the following described real estate, situated in the County of Skagit, State of Washington:

Tract 4, Assessor's Plat of Sunnyside Big Lake Tracts, as per plat recorded in Volume 9 of Plats, page 13, records of Skagit County Washington.

TOGETHER WITH a non-exclusive easement for the purposes of ingress and egress and utilities over and across the Northeasterly 20 feet of Tracts 1 to 19, inclusive of said tract.

Full fulfillment
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUN 12 2008

AC # 2941
P & \$450.47
8-4-83

Amount Paid to
Skagit Co. Treasurer
By *Chen* Deputy

Abbreviated Legal:

Tax Parcel Number(s): 4025-000-004-0009/ P69875

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated August 3, 1983

R. Sorenson

and conditioned for the conveyance of the above described property, and the covenants of warranty herein contained shall not apply to any title, interest or encumbrance arising by, through or under the purchaser in said contract, and shall not apply to any taxes, assessments or other charges levied, assessed or becoming due subsequent to the date of said contract.

Real Estate Excise Tax in the amount of \$450.47 was paid on this sale or stamped exempt on August 4, 1983, receipt number 2941 Under Recording Number 8308040054 Recorded In Volume 525 Pages 466& 467 on August 4, 1983.

Dated: June 11, 2008

Robert J. Crim
Robert J Crim

Marian L. Crim
Marian L Crim

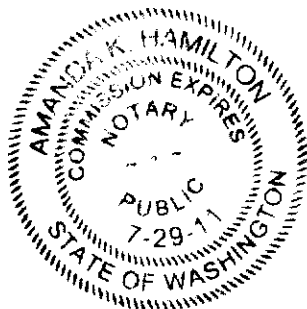
STATE OF WASHINGTON

COUNTY OF Whatcom ss.

I certify that I know or have satisfactory evidence that Robert J. Crim
and Marian L. Crim (is/are) the person(s) who appeared
before me, and said person(s) acknowledged that they signed this instrument and acknowledged it to be
Their free and voluntary act for the uses and purposes mentioned in this instrument..

Dated: June 11, 2008

Amanda K Hamilton
Notary name printed or typed: Amanda K Hamilton
Notary Public in and for the State of Washington
Residing at Bellingham
My appointment expires: July 29, 2011



200806120029
Skagit County Auditor



REAL ESTATE CONTRACT (FORM A-1964)

8308040054

SKAGIT COUNTY WASHINGTON Real Estate Sales Tax PAID

2941

THIS CONTRACT, made and entered into this 30 day of August, 1983 between Robert J. Crim and Marian L. Crim hereinafter called the "seller" and Robert L. Coffey and Deborah North hereinafter called the "purchaser".

438-4 1983 Amount Paid \$ 450.00 By 1/98 Debit

WITNESSETH, that the seller agrees to sell to the purchaser and the purchaser agrees to purchase from the seller the following described real estate, with the appurtenances of it Skagit County, State of Washington

Tract A, Assessor's Plat of Sunnyside Big Lake Tracts, as per plat recorded in Volume 9 of Plats, page 13, records of Skagit County, Washington.

TOGETHER WITH a non-exclusive easement for purposes of ingress and egress and utilities over and across the Northeastly 20 feet of Tracts 1 to 19, inclusive of said tract.



The terms and conditions of this contract are as follows: The purchase price is --Forty-two Thousand One Hundred and 00/100-- (\$42,100.00) Dollars of which --Five Thousand and 00/100-- is 5,000.00 Dollars have been paid, the receipt whereof is hereby acknowledged, and the balance of said purchase price shall be paid as follows: --Four Hundred and 00/100-- is 400.00 Dollars on or before the 15th day of Sept. and --Four Hundred and 00/100-- is 400.00 Dollars.

or more at purchaser's option, on or before the 15th day of each succeeding calendar month until the balance of said purchase price shall have been fully paid. The purchaser further agrees to pay interest on the outstanding balance of said purchase price at the initial rate of 10 1/2% per cent per annum from the 30th day of August which interest shall be deducted from each installment payment and the balance of each payment applied in reduction of principal.

All payments to be made hereunder shall be made at residence R. J. Crim, 1366 Chuckanut Drive, Bellingham, WA 98125 or at such other place as the seller may direct in writing.

- 4 Interest to adjust on July 1 of each odd numbered year to the then prime rate of Rainier National Bank; to be no higher than 12% or lower than 10%.
4a Total annual payment to principal shall be no more than 2% of said price in any of the first five years of the contract.

Assumption of this contract is not permitted without the written consent of seller.

As referred to in this contract, "date of closing" shall be upon execution of contract.

(1) The purchaser shall pay to the seller before consummation of this contract all taxes and assessments that may be levied against and payable by the seller before consummation of this contract.

(2) The purchaser agrees, until the purchase price is fully paid, to keep the buildings now and hereafter placed on and the estate related to the above described real estate in good repair and to pay all premiums for fire and theft insurance and to deliver all notices and demands thereof to the seller.

(3) The purchaser agrees that full inspection of this real estate has been made and that neither the seller nor his agents shall be held to any obligation whatsoever in connection with any requirements thereon nor shall the purchaser or seller or the agents of either be held to any obligation or agreement for replacement, improvements or repairs unless the contract or agreement related to is specifically herein or in a writing attached to and made a part of this contract.

(4) The purchaser assumes all liability for damage to or destruction of any improvements now on the real estate or hereafter placed thereon, and agrees that no such damage, destruction or liability shall constitute a part of the taking of said real estate for public use; and agrees that no such damage, destruction or liability shall constitute a part of the taking of said real estate for public use; and agrees that no such damage, destruction or liability shall constitute a part of the taking of said real estate for public use.

(5) The seller has delivered, or agrees to deliver within 15 days of the date of closing, a purchaser's copy of title insurance in standard form, by a commitment thereon, which shall be subject to the full amount of said purchase price.

- 6. Except general conditions appearing on said policy form.
7. Any and all obligations which by the terms of this contract the purchaser is to assume, or in to which the purchaser is bound to be bound, and
8. Any and all obligations which by the terms of this contract the purchaser is to assume, or in to which the purchaser is bound to be bound, and
9. Any and all obligations which by the terms of this contract the purchaser is to assume, or in to which the purchaser is bound to be bound, and

SKAGIT COUNTY TITLE CO. 15062

Set

8308040054

Vol. 525 Page 466



200806120029 Skagit County Auditor

