

When recorded return to:

Craig Sjostrom 411 Main Street Mount Vernon, Washington 98273

. ESTOPPEL CERTIFICATE

Grantor: Eddie R. Johnson & Susan L. Johnson, h/w

Grantee: Peterson Family Trust U/A dated December 3, 2002, Robert Peterson & Marjorie Lou Petersen,

Trustees

Legal Description: Lot 59, Samish River Park, Div. 1

Assessor's Property Tax Parcel or Account Nos.: P68749

Reference Nos of Documents Assigned or Released: 200302140273

This Estoppel Certificate is made on W. Johnson & Susan L. Johnson, h/w, hereinafter referred to as Grantors.

WITNESSETH

Grantors own the property described as follows:

Lot 59, SAMISH RIVER PARK, DIV. 1, as per the plat thereof recorded in Volume 9 of Plats, pages 43 & 44, records of Skagit County, Wash.

Including 1973 Marlette 65x12 mobile home, s/n 30366

(P68749)

The Grantors are the parties who made, executed and delivered a first-position Deed of Trust encumbering the above-described property. The said Deed of Trust is dated the 13th day of February, 2003, recorded on the 14th day of February, 2003, under Auditor's File No. 200302140273, records of Skagit County, Washington, from Eddie R. Johnson & Susan L. Johnson, h/w, as Grantor, to First American Title Co. of Skagit County, as Trustee, to secure an obligation in favor of The Peterson Family Trust U/A dated December 3, 2002, Robert Peterson & Marjorie Lou Peterson, Trustees, as Beneficiary.

The Grantors are the parties who made, executed and delivered that certain Deed(s) to The Peterson Family Trust U/A dated December 3, 2002, Robert Peterson & Marjorie Lou Peterson, Trustees,

of even date herewith, conveying the above-described property. Said Grantors hereby acknowledge, agree and certify that the aforesaid Deed is an absolute conveyance of all of the Grantors' right, title and interest in and to the real estate, together with all buildings thereon and appurtenances thereunto belong or appertaining, and also a conveyance, transfer and assignment of the Grantors' right of possession, rentals and equity of redemption in and to said premises. The value of said real estate in its present condition is not in excess of the amount of all indebtedness outstanding against said property and in consideration of the premises thereof, and upon the occurrence of the condition of acceptance set forth herein and in consideration of such conveyance the Grantors will receive a full and complete release of personal liability under the Promissory Note secured by the said Deed of Trust.

Said Deed was given voluntarily by the Grantors to the said Grantee in good faith on the part of the Grantors and the Grantee, without any fraud, misrepresentation, duress or undue influence whatsoever, or any misunderstanding on the part of the Grantors or the Grantee, and was not given as a preference against any other creditors of said Grantor. Grantor represents that there are no persons, firms or corporations, other than the undersigned, directly or indirectly interested in the above described property and there are no liens, including judgment liens, or encumbrances that affect the above described property. Said deed of conveyance shall not restrict the right of the Grantee to institute foreclosure proceedings if the Grantee desires, but the conveyance by said Deed shall be and is hereby intended and understood to be an absolute conveyance and unconditional sale with full extinguishment of the Grantors.

This affidavit is made for the protection and benefit of the aforesaid Grantee in said Deed, its successors and assigns, and all other parties hereafter dealing with or who may acquire an interest in the property described herein, and shall bind the respective heirs, executors, administrators and assigns of the undersigned.

EDDIE R. JOHNSON

STATE OF WASHINGTON

) : SS.

)

SKAGIT COUNTY

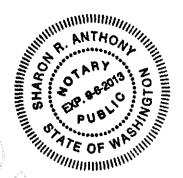
I certify that I know or have satisfactory evidence that Eddie R. Johnson is the person who appeared before me and who signed this instrument, and who acknowledged it to be his free and voluntary act for the uses and purposes mentioned therein.

DATED: 12-17-2009

NOTARY PUBLIC IN AND FOR

STATE OF WASHINGTON,





Residing at Y My commission expires Printed Name: 2

STATE OF WASHINGTON

SKAGIT COUNTY

I certify that I know or have satisfactory evidence that Susan L. Johnson is the person who appeared before me and who signed this instrument, and who acknowledged it to be her free and voluntary act for the uses and purposes mentioned therein.

DATED 9-6-301

NOTARY PUBLIC IN AND FOR THE

STATE OF WASHINGTON

Residing at

My commission expires 9

Printed Name: Theron R.

Skagit County Auditor

12/23/2009 Page

311:46AM