

202112210187  
12/21/2021 02:40 PM Pages: 1 of 4 Fees: \$208.50  
Skagit County Auditor

After Recording, Return To:  
Rabo AgriFinance LLC  
14767 N Outer 40 Road, Ste 400  
Chesterfield, MO 63017

Land Title & Escrow  
Order No. 202646-LT & 202650-LT

**Document Title:**  
PARTIAL SATISFACTION OF MORTGAGE

**Reference Number :** 201701090123

**Grantor(s):**  additional grantor names on page \_\_\_\_.

1. WESTERN VALLEY FARMS, LLC; WESTERN VALLEY FARMS PROPERTIES, LLC  
DYB LAND & CATTLE, LLC
2. DAVID L. BOON AND YVONNE G. BOON

**Grantee(s):**  additional grantee names on page \_\_\_\_.

1. RABO AGRIFINANCE LLC
- 2.

**Abbreviated legal description:**  full legal on page(s) 3 & 4

Lot 2 SP PL12-0048 in GL 1 S31 T34N R4E WM; SW 1/4 NE 1/4 & Ptn GL 2 in S6 T33N R4E WM; Ptn NW 1/4 SE 1/4 S17 T33N R4E WM; Lot 3B SP PL07-0565 in SE 1/4 of S17 T33N R4E WM; Ptn N 1/2 SW 1/4 S17 T33N R4E WM; Tracts B & C of SP 40-74 in GL1 & SE 1/4 NE 1/4 S6 T33N R4E WM; N1/2 SW 1/4 NE 1/4 S17 T33N R4E WM; Ptn SE 1/4 NE 1/4 S17 T33N R4E WM; E 1/2 NW 1/4 NE 1/4 S17 T33N R4E WM;

**Assessor Parcel / Tax ID Number:**  additional tax parcel number(s) on page \_\_\_\_.

P16412, 16436, 16411, 16439, 131229, 16743, 16732, 16739, 16714, 16718 AND 16720

PARTIAL SATISFACTION OF MORTGAGE  
(WASHINGTON)

Loan 22111006, 22110942,  
22116003, 22116389, 22111007

WHEREAS, to secure payment of indebtedness, Western Valley Farms L.L.C., Western Valley Farms Properties, LLC, DYB Land & Cattle, LLC, David Lee Boon and Yvonne Grace Boon executed a certain mortgage to Rabo Agrifinance, Inc., now known as Rabo AgriFinance LLC, a Delaware limited liability company to Rabo AgriFinance LLC, a Delaware limited liability company (hereinafter referred to as "Mortgagee"), dated December 15, 2016 and recorded on January 9, 2017 in the office of the Skagit County Auditor, in Book N/A at Page 1 of 21 Auditor's File No. 201701090123; And Modification dated March 29, 2017 and recorded on June 15, 2017 in the office of Skagit County Auditor, in the Book N/A at page 1 of 14 Auditor's File No. 201706150050

NOW, THEREFORE, the Mortgagee, for valuable consideration the receipt whereof is hereby acknowledged, releases from the lien of the mortgage the real property described in the attached Exhibit A in

PROVIDED always, nevertheless, that nothing herein contained shall in anywise affect, alter or diminish the aforesaid lien or encumbrance of the mortgage on the remaining part of the real property described therein, or the remedies for recovering from the parties liable to pay the same the balance of sums secured thereby.

IN WITNESS WHEREOF, the Mortgagee has caused this instrument to be signed by its duly authorized officer this 15<sup>th</sup> day of December, 20 21.

Rabo AgriFinance LLC

By: [Signature]  
[name printed] Jon Vander Kooy  
Vice President

STATE OF Washington )  
COUNTY OF Skagit )

On the 15<sup>th</sup> day of December 20 21, before me, a Notary Public in and for the State of Washington, personally appeared Jon Vander Kooy, Vice President of Rabo AgriFinance LLC, known to me to be the person who executed the within instrument on behalf of said company and acknowledged to me that he/she executed the same for the purposes therein stated.

In witness whereof, I hereunto set my hand and official seal.

[Signature]  
[name printed] \_\_\_\_\_  
Notary Public, State of WA

(SEAL) NOTARY PUBLIC  
STATE OF WASHINGTON  
SAMANTHA J. STORMONT  
Lic. No. 94267  
My Appointment Expires  
MARCH 20, 2024

My commission expires: 03-20-2024

## Exhibit A

## Legal Description of Real Property Released from the Mortgage

## Skagit County, Washington

PARCEL "A": (P131229)  
LOT 2, SHORT PLAT NO. PL12-0048, AS PER PLAT RECORDED OCTOBER 17, 2012, UNDER AUDITOR'S FILE NO. 201210170092. RECORDS OF SKAGIT COUNTY, WASHINGTON; BEING A PORTION OF GOVERNMENT LOT 1, SECTION 31, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M. SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

PARCEL "B": (P16412 AND P16436)  
THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 AND THAT PORTION OF GOVERNMENT LOT 2, SECTION 6, TOWNSHIP 33 NORTH, RANGE 4 EAST, W.M., EXCEPT THAT PORTION OF GOVERNMENT LOT 2, DESCRIBED AS FOLLOWS:  
BEGINNING AT THE SOUTH LINE OF HICKOX ROAD AND THE EAST LINE OF GOVERNMENT LOT 2 OF SAID SECTION 6, SAID POINT BEING 20 FEET SOUTH OF THE NORTHEAST CORNER OF SAID GOVERNMENT LOT 2;  
THENCE SOUTH 89°31'13" WEST ALONG THE SOUTH LINE OF HICKOX ROAD, A DISTANCE OF 780.22 FEET;  
THENCE SOUTH 00 05'06" WEST, A DISTANCE OF 149.15 FEET;  
THENCE SOUTH 38 18'48" EAST, A DISTANCE OF 62.11 FEET;  
THENCE SOUTH 89 18'22 " EAST, A DISTANCE OF 367.28 FEET;  
THENCE SOUTH 2°35'57" EAST, A DISTANCE OF 148.45 FEET;  
THENCE NORTH 89 31'13" EAST, A DISTANCE OF 395.05 FEET TO THE EAST UNE OF SAID GOVERNMENT LOT 2;  
THENCE NORTH 4 22'57" WEST, ALONG SAID EAST LINE OF GOVERNMENT LOT 2, A DISTANCE OF 354.89 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION.  
SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

PARCEL "C": (P16743)  
THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 33 NORTH, RANGE 4 EAST, W.M., EXCEPT THAT PORTION CONDEMNED BY DRAINAGE DISTRICT NO. 17 IN SKAGIT COUNTY CIVIL CAUSE NO. SC 5271.  
SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

PARCEL "D": (P16739)  
LOT 3B, SHORT PLAT NO. PL 07-0565, APPROVED JULY 29, 2008 AND RECORDED JULY 29, 2008, UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 200807290012, RECORDS OF SKAGIT COUNTY, WASHINGTON;

BEING A PORTION OF  
THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 33 NORTH, RANGE 4 EAST, W.M.  
SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

PARCEL "E": (P16732)  
THE SOUTH 60 RODS AND THE NORTH 20 RODS OF THE NORTH 1/2 OF THE SOUTHWEST 1/4,  
SECTION 17,  
TOWNSHIP 33 NORTH, RANGE 4 EAST, W.M.;  
EXCEPT THE NORTH 85 FEET OF THE SOUTH 1,020.31 FEET OF THE WEST 260 FEET OF THE  
NORTHWEST 1/4 OF THE  
SOUTHWEST 1/4 OF SAID SECTION 17; AND EXCEPT THE WEST 403 FEET OF THE SOUTH 476  
FEET OF THE NORTH 1/2  
OF THE SOUTHWEST 1/4 OF SAID SECTION 17.  
EXCEPT ROADS AND DITCH RIGHTS-OF-WAY  
SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

PARCEL "F": (P16411 AND P16439)  
TRACTS "B" AND "C" OF SKAGIT COUNTY SHORT PLAT NO. 40-74, APPROVED SEPTEMBER 5,  
1974 AND RECORDED  
SEPTEMBER 6, 1974, UNDER AUDITOR'S FILE NO. 806842, BEING A PORTION OF GOVERNMENT  
LOT 1 AND OF THE  
SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 6, TOWNSHIP 33 NORTH, RANGE 4 EAST,  
W.M.  
SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

PARCEL "G": (P16714, P16718 AND P16720)  
THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 17; ALL IN  
TOWNSHIP 33 NORTH,  
RANGE 4 EAST, W.M., SKAGIT COUNTY, WASHINGTON.  
TOGETHER WITH THE WEST 53(1 FEET OF THE NORTH 1/2 OF THE NORTH 1/2 OF THE  
SOUTHEAST 1/4 OF THE  
NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 33 NORTH, RANGE 4 EAST, W.M.  
ALSO TOGETHER THE EAST 1/2 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION  
17, TOWNSHIP 33  
NORTH, RANGE 4 EAST, W.M., EXCEPT ROAD AND DITCH RIGHTS OF WAY.  
SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

\*\*\*END OF EXHIBIT A-1\*\*\*