

PEASE/McDEVITT #1914 SEATTLE

COMPANY

3519211

SELLER'S ASSIGNMENT OF REAL ESTATE CONTRACT AND DEED

THE PENN MUTUAL LIFE INSURANCE COMPANY, of Philadelphia, a Corporation of the Commonwealth of Pennsylvania ----- first party, for value received, hereby assigns, transfers and sets over to ----- without recourse ----- CALVIN PHILIPS AND COMPANY, INC., a Washington corporation ----- second party, that certain real estate contract entered into on February 9th 19 40 between The Penn Mutual Life Insurance Company, of Philadelphia, a Corporation of the Commonwealth of Pennsylvania ----- as seller, and JOHN E. McDEVITT and HANNAH McDEVITT, husband and wife ----- as purchaser, for the sale and purchase of the following real estate situated in KING County, Washington, to-wit: Lots six (6) and seven (7), thirty-eight (38), and thirty-nine (39), block twenty-six (26), Madison Street Addition to the City of Seattle, according to plat thereof recorded in volume 2 of plats, page 85, records of said county; together with all improvements thereon, being dwellings numbered 439 - 24th Avenue North and 441 - 24th Avenue North, Seattle, Washington -----

SUBJECT to covenants running with the land for a period of 21 years from October 31, 1927, that no part of said premises shall ever be used or occupied by or sold, conveyed, leased, rented or given to negroes or any person or persons of negro blood, under agreement recorded November 18, 1927, in volume 1315 of deeds, page 77, under auditor's file No. 2423850, records of said county. -----

(convey ----- and warrant
and said first party (

(convey ----- and quit-claim
said described premises to said second party who hereby assumes and agrees to fulfill the conditions of said real estate contract and said first party hereby covenants that there is now unpaid on the principal of said contract the sum of ONE THOUSAND SEVENTY FIVE AND 70/100 -----

Dated this seventeenth day of October 19 45 ----- Dollars (\$1,075.70)

PENN. LIFE INS. CO.	
FORM	TERMS
200K	10/24/45
LAW DEPT.	MTG. DEPT.

THE PENN MUTUAL LIFE INSURANCE COMPANY
By: *Wm C Reed*
Assistant to Vice President

Attest: *Howard T Maag*
Assistant Secretary

STATE OF WASHINGTON, }
County of } ss.

On this day personally appeared before me

to me known to be the individual ----- described in and who executed the within and foregoing instrument, and acknowledged that ----- signed the same as ----- free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this ----- day of -----

Notary Public in and for the State of Washington,
residing at -----

PENNSYLVANIA
STATE OF ~~WASHINGTON~~ }
County of Philadelphia } ss.

On this 8th day of November 19 45, personally appeared
Wm. C. Reed and Howard T. Maag

to me known to be the Assistant to Vice President and Assistant Secretary, respectively, of

----- THE PENN MUTUAL LIFE INSURANCE COMPANY -----
the corporation that executed the foregoing instrument, and acknowledged 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 they were authorized to execute the said instrument and that the seal affixed is the corporate seal of said corporation.

In Witness Whereof I have hereunto set my hand and affixed my official seal the day and year first above written.



William P. Kitzmiller
Notary Public in and for the State of ~~Washington~~ Pennsylvania
residing at ----- Philadelphia

NOTARY PUBLIC
My Commission Expires March 5, 1949

Form L 36

For Record *Mar 23 1945 11:00 a.m.*
Request of *Calvin Philips & Co.*
ROBERT A. MORRIS, County Auditor

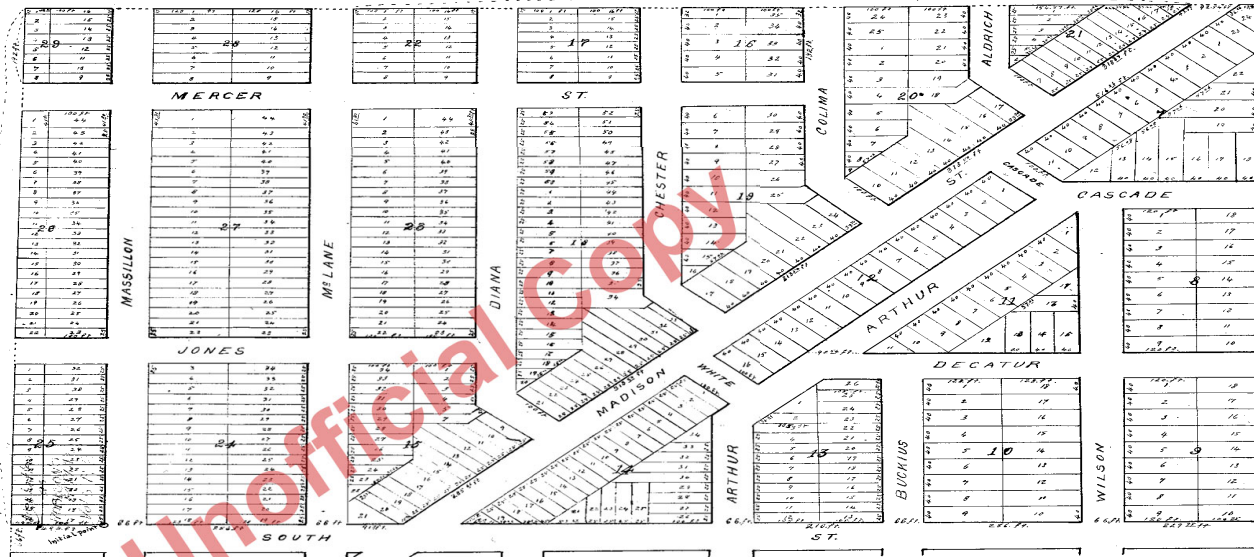
MADISON STREET CITY ADDITION TO THE OF SEATTLE

Scale 100 feet to an inch

Recording Scale 200 feet to an inch

15624

Filed for record at the request
of *J. B. Llewellyn* A.D. 1887
at 36 min past 4 P.M.
and recorded in vol. 2 of
Plats page 85
Records of King County W.T.
By *Lyman Wood* Co Auditor
Deputy



Description

This Madison Street Addition to the City of Seattle embraces all the NW 1/4 of the SE 1/4 and the W 1/2 of the NE 1/4 of the SE 1/4 of sec 28 Tp 25 North Range 4 East W.M. The Initial point of this plot is the SE corner of Block 25 which said point is 1353 ft North of and 149 ft East of the 1/4 sec cor between secs 28 and 33 said Tp 25 N Range 4 East W.M.

All Streets are 66 feet wide each. Massillon, McLane, Arthur, Buehous and Wilson are continuations of Streets of same name in other plats.

The angle of Intersection of Madison St is 45° 30'

Regular lots in Blocks 13, 14, 15, 17, 18, 21, 22, 23, 24, 25, 26, 27, 28 & 29 are 25 feet wide fractional ones as noted. All lots except fractional in other Blocks are 40 feet wide

Dedication

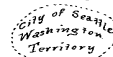
Know all men by these presents That *J. B. Llewellyn* (unmarried) of Seattle King County Wash. Ter. owner in fee simple of the NW 1/4 of the SE 1/4 and the West 1/2 of the NE 1/4 of the SE 1/4 of sec. 28 Tp 25 North Range 4 East W.M. being the land embraced in this addition hereby declare this plot of Madison Street Addition to the City of Seattle and hereby dedicate to the use of the public forever all the streets laid out as shown hereon

In Witness Whereof I have hereunto set my hand and seal this 18th day of November A.D. 1887

J. B. Llewellyn } *A. B. Llewellyn* Seal
J. B. Llewellyn

Approved by the Common Council of the City of Seattle this 18th day of November A.D. 1887

Witness
W. H. Mearns Clerk
J. T. Minor Mayor



Acknowledgement

Territory of Washington } ss
County of King

I *W. H. Llewellyn* a Notary Public in and for said Territory, do hereby certify that on this 18th day of November 1887 personally appeared before me *J. B. Llewellyn* (unmarried) of Seattle King County W.T. to me known to be the individual described in and who executed this plat and acknowledged that he signed and sealed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 18th day of November A.D. 1887



W. H. Llewellyn
Notary Public in and for Washington Territory