



200203110193

Skagit County Auditor

3/11/2002 Page 1 of 1 1:47PM

AFTER RECORDING MAIL TO:

Name,  
Address  
City, State, Zip  
00068203

Filed for Record at Request of First American Title of Skagit County

FIRST AMERICAN TITLE CO.

### Statutory Warranty Deed

68103E

THE GRANTOR VENTURE PROPERTIES, a general partnership, consisting of John N. Hocking, a single man and Steven H. Johnson; Richard J. Abbott and Paul D. Johnson, each as their separate estate for and in consideration of Ten Dollars and other valuable consideration, as Part of an IRS 1031 Tax Deferred Exchange in hand paid, conveys and warrants to SKAGIT ISLAND LLC the following described real estate, situated in the County of SKAGIT, State of Washington:

Lot 2 and that portion of Lot 4 of City of Mount Vernon Short Plat No. MV-2-00, approved December 20, 2001 and recorded December 20, 2001 as Auditor's File No. 200112200109, records of Skagit County, Washington, lying Easterly of the Southerly extension of the West line of Lot 2 of said Short Plat, being a portion of the Northeast 1/4 of Section 29, Township 34 North, Range 4 East, W.M.

ABREVIATED LEGAL: Section 29, Township 34, Range 4; Ptn. NE 1/4 aka Tract 2 and a portion of Tract 4 Short Plat MV-2-00

Subject to Paragraphs A-F of Schedule B-1 and Paragraph 5 of Section 2 Part two of First American Title Company's preliminary commitment no. 01-68203 and year 2002 taxes.

The sales price for this deed includes Traffic Impact Fee Credits sufficient to eliminate those required by the City of Mount Vernon upon building on the above described property on or before February 15, 2004. Said sales price also includes all latecomer's fees due to the PUD for building on the above described property on or before February 15, 2004.

983  
SKAGIT COUNTY WASHINGTON  
Real Estate Excise Tax

Assessor's Property Tax Parcel Account Number(s): 340429-1-007-0200 P118703, 340429-1-007-0400 P118705

MAR 11 2002

Dated this 6th day of March, 2002.

Amount Paid \$ 12,793.57  
By: Skagit County Treasurer

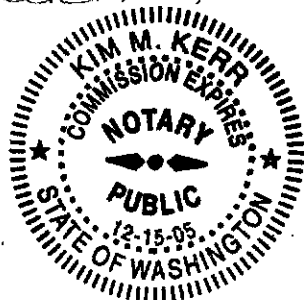
*John N. Hocking*  
*Paul D. Johnson*

*Richard J. Abbott*  
*Steven H. Johnson*

STATE OF WASHINGTON }  
COUNTY OF *Skagit* } ss

I certify that I know or have satisfactory evidence that John N. Hocking, Steven H. Johnson, Richard J. Abbott and Paul D. Johnson is/are the persons who appeared before me, and said persons acknowledged that he/she/they signed this instrument, on oath stated that he/she/they authorized to execute the instrument and acknowledged it as the *members* of VENTURE PROPERTIES to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: *March 11, 2002*



*Kim M. Kerr*  
Notary Public in and for the State of Washington  
Residing at *mt vernon*  
My appointment expires: *12/15/2005*