

AFTER RECORDING MAIL TO:
Steve Sakuma
P.O. Box 427
Burlington, WA 98233



200407300002
Skagit County Auditor

7/30/2004 Page 1 of 4 8:51AM

Filed for Record at Request of
Land Title Company of Skagit
Escrow Number: 111832-SE

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): Grace H. Sakuma, Richard A. Sakuma, Testamentary Trust of Akira Sakuma, deceased, Estate of Mary Y. Sakuma, deceased, Milton T. Sakuma, Lillian K. Sakuma, Satoru Sakuma, Grace K. Sakuma, Theresa K. Sakuma and Isaac I. Sakuma

Grantee(s): Sakuma Commercial, L.L.C.

Abbreviated Legal: ptn NE ¼ of Sw ¼ & ptn N ½ of SE ¼, 24-35-3 E W.M.

Assessor's Tax Parcel Number(s): 350324-4-002-0008, P34779, 350324-4-006-0103, P34791, 350324-0-002-0006, P34729

THE GRANTOR Grace H. Sakuma, as her separate property, Richard A. Sakuma, as his separate property, Richard A. Sakuma, Trustee of the Testamentary Trust of Akira Sakuma, deceased, Richard A. Sakuma, Personal Representative of the Estate of Mary Y. Sakuma, deceased, Milton T. Sakuma and Lillian K. Sakuma, husband and wife, Satoru Sakuma and Grace K. Sakuma, husband and wife, Theresa K. Sakuma, also known as Kiyoko Sakuma, as her separate property, Isaac I. Sakuma, as his separate property; all as their interest may appear, all doing business as Sakuma Brothers for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION and as part of an IRC Section 1031 Tax-Deferred Exchange in hand paid, conveys and warrants to **SAKUMA COMMERCIAL, LLC**, a Washington Limited Liability Company the following described real estate, situated in the County of Skagit, State of Washington.

PARCEL "A":

That portion of the Southwest ¼ of Section 24, Township 35 North, Range 3 East, W.M., lying Easterly of the Pacific Highway right-of-way and Southerly of the Cook Road right-of-way.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

That portion of the North 842.6 feet of the Southeast ¼ of Section 24, Township 35 North, Range 3 East, W.M., lying Easterly of the Pacific Highway right-of-way, EXCEPT the three following described tracts:

- 1.) The Cook Road right-of-way along the North 25 feet thereof;
- 2.) The Pulver Road right-of-way along the East line thereof;
- 3.) The East 241 feet of that portion thereof lying West of the Pulver County Road right-of-way.

Situate in the County of Skagit, State of Washington.

Subject to: Schedule "B-1" attached hereto and made a part thereof.

Dated July 14, 2004

Sakuma Brothers

(See Exhibit "B" attached hereto for signature)

3955
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUL 30 2004

3163 25
Amount Paid \$
Skagit Co. Treasurer
By Deputy

SAKUMA BROTHERS

Grace H. Sakuma
Grace H. Sakuma

Richard A. Sakuma
Richard A. Sakuma

Milton T. Sakuma
Milton T. Sakuma

Lillian K. Sakuma
Lillian K. Sakuma

Satoru Sakuma
Satoru Sakuma

Grace K. Sakuma
Grace K. Sakuma

Theresa K. Sakuma
Theresa K. Sakuma

Isaac I. Sakuma
Isaac I. Sakuma

Testamentary Trust of Akira Sakuma, deceased

By: Richard A. Sakuma
Richard A. Sakuma, Trustee

Estate of Mary Y. Sakuma, deceased

By: Richard A. Sakuma
Richard A. Sakuma, Personal Representative

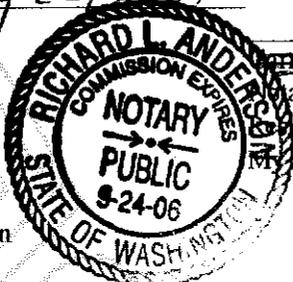


200407300002
Skagit County Auditor

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Grace H. Sakuma, Richard A. Sakuma, Satoru Sakuma, Grace Sakuma and Isaac Sakuma are the person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument and acknowledge it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: July 22, 2004

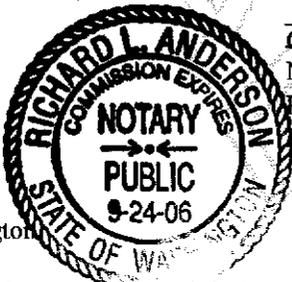


Richard L. Anderson
Notary Public in and for the State of Washington
Residing at Burlington
My appointment expires: ~~12/31/2007~~ 9/24/06

STATE OF Washington }
County of Skagit } SS:

I certify that I know or have satisfactory evidence Richard A. Sakuma is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated He is authorized to execute the instrument and is Trustee of Testamentary Trust of Akira Sakuma, Deceased to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: July 22, 2004

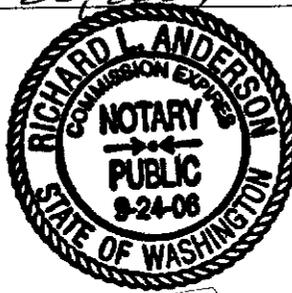


Richard L. Anderson
Notary Public in and for the State of Washington
Residing at Burlington
My appointment expires: ~~12/31/2007~~ 9/24/06

STATE OF Washington }
County of Skagit } SS:

I certify that I know or have satisfactory evidence Richard A. Sakuma is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated He is authorized to execute the instrument and is Personal Representative of Estate of Mary Y. Sakuma, Deceased to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: July 22, 2004



Richard L. Anderson
Notary Public in and for the State of Washington
Residing at Burlington
My appointment expires: ~~12/31/2007~~ 9/24/06

Schedule "B-1"

Order No.: 111832-SE

EXCEPTIONS:

A. SPECIAL USE PERMIT AND THE TERMS AND CONDITIONS THEREOF

Recorded: January 21, 1999
Auditor's No.: 9901210004
Special Use Permit No.: PL98-0341 ORD
Regarding: Reference is made to the record for full particulars



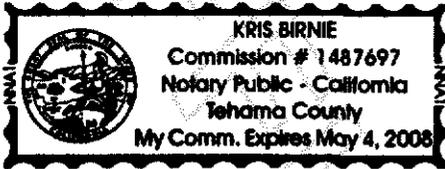
200407300002
Skagit County Auditor

STATE OF California }
COUNTY OF Tehama } SS:

I certify that I know or have satisfactory evidence that Milton T. Sakuma and Lillian K. Sakuma are the person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument and acknowledge it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 7-28-04

Kris Birnie



Notary Public in and for the State of California
Residing at Red Bluff
My appointment expires: 5-4-08

STATE OF California }
COUNTY OF Tehama } SS:

I certify that I know or have satisfactory evidence that Theresa K. Sakuma is the person(s) who appeared before me, and said person(s) acknowledged that she signed this instrument and acknowledge it to be her free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 7-28-04

Kris Birnie



Notary Public in and for the State of California
Residing at Red Bluff
My appointment expires: 5-4-08



Skagit County Auditor

7/30/2004 Page

4 of

4 8:51AM