

AFTER RECORDING MAIL TO:
Randy A. Click
809 Haddon Road
Anacortes, WA 98221



5/20/2005 Page 1 of 2 3:36PM

Filed for Record at Request of
Land Title Company Of Skagit County
Escrow Number: 116220-PAE

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): Troika LLC
Grantee(s): Randy A. Click
Abbreviated Legal: Lots 1-5, Blk 1513, N.P. Add. To Anac.
Assessor's Tax Parcel Number(s): P58455/3809-513-005-0004

THE GRANTOR Troika LLC, a Washington Limited Liability Company for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Randy A. Click, an unmarried individual the following described real estate, situated in the County of Skagit, State of Washington.

Lot F of Survey recorded May 6, 2005 under Auditor's File No. 200505060003, a Revision of Survey recorded March 23, 2004 under Auditor's File No. 200403230127, located in Blocks 1513 and 1512, "NORTHERN PACIFIC ADDITION TO ANACORTES," as per plat recorded in Volume 2 of Plats, page 9, records of Skagit County, Washington.

Situate in the City of Anacortes, County of Skagit, State of Washington.

Dated May 3, 2005

#2521

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Troika LLC

Laura Kilkelly, Managing Member
By: Laura Kilkelly, Managing Member

MAY 20 2005

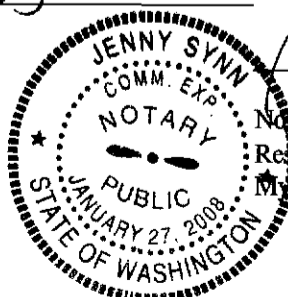
Amount Paid \$ 694.20
By *[Signature]* Skagit Co. Treasurer
Deputy

STATE OF Washington }
County of King } SS:

I certify that I know or have satisfactory evidence Laura Kilkelly
is _____ the person who appeared before
me, and said person acknowledged that she signed this instrument, on oath stated She is
authorized to execute the instrument and is Managing Member
of Troika LLC

to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: 5/11/2005



[Signature]
Notary Public in and for the State of Washington
Residing at Mercer Island
My appointment expires: 11/27/2008

EXCEPTIONS CONTINUED:

A. MATTERS DISCLOSED BY RECORD OF SURVEY

Filed: May 6, 2005
Auditor's File No.: 200505060003

NOTE: This survey has been prepared for the purpose of describing revisions to Lots C, D, and E.
Refer to AFN 200403230127.

B. ORDINANCE NO. 2697, AND THE TERMS AND CONDITIONS THEREOF

Executed By: City of Anacortes
Dated: April 4, 2005
Recorded: May 10, 2005
Auditor's No.: 200505100118
Affects: Alley lying between Lots 1-5, Block 1513



200505200138
Skagit County Auditor