



200506220164

Skagit County Auditor

6/22/2005 Page

1 of

6 3:40PM

RETURN TO:

LAW OFFICE
of

BRADFORD E. FURLONG, P.S.
825 CLEVELAND AVENUE
MOUNT VERNON, WASHINGTON 98273
(360) 336-6508

P-103256
LAND TITLE OF SKAGIT COUNTY

Document Title: Boundary Line Adjustment Statutory Warranty Deed

Reference number of documents assigned or released: N/A

Grantors: Bouslog Investments, L.L.C., a Washington limited liability company
JBK Investments, L.L.C., a Washington limited liability company

Grantee: Port of Skagit County, a Washington municipal corporation

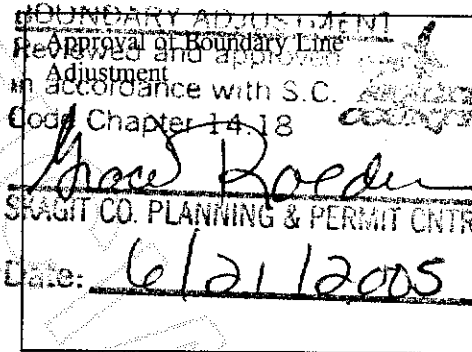
Partial Legal Description: (full legal description on deed)

Ptn of Lot 2H, Bay Ridge Business Park BSP No. PL-03-0706 in 3-34-3 E. W.M.

Assessor's Parcel/Tax I.D. Number: 8054-000-008-0100/P122848

BOUNDARY LINE ADJUSTMENT STATUTORY WARRANTY DEED

THE GRANTORS, BOUSLOG INVESTMENTS, L.L.C., a Washington limited liability company, and JBK INVESTMENTS, L.L.C., a Washington limited liability company, for the consideration of Ten Dollars (\$10) and other valuable consideration in hand paid, and to effect a boundary line adjustment, convey and warrant to GRANTEE, the PORT OF SKAGIT COUNTY, a Washington municipal corporation, the real property legally described in Exhibit A attached hereto.



(This Boundary Line Adjustment is not for the purpose of creating an additional building lot.)

The aforementioned property to aggregate with Grantee's real property adjacent thereto, Skagit County Assessor's Parcel No. 340303-0-002-0002/P21081.

3213
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

BOUSLOG INVESTMENTS, L.L.C.

JUN 22 2005

Amount Paid \$ 0
By Skagit Co. Treasurer
Deputy

JOHN BOUSLOG, General Manager

Date: June 22, 2005

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

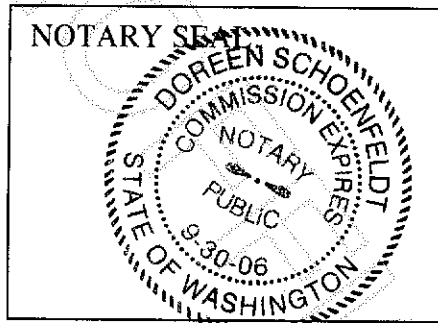
On this 22 day of June 2005 before me, the undersigned, a Notary Public in and for the state of Washington, duly commissioned and sworn, personally appeared John Bouslog to me known to be the general manager of the limited liability company that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said

Port of Skagit County/Hopper Road LLC



company, for the uses and purposes therein mentioned, and on oath stated that he is authorized to execute the said instrument,

Witness my hand and official seal hereto affixed the say and year first above written.



Doreen Schoenfeldt
Notary Public in and for the state of
Washington, residing at Sedro Woolley
My commission expires: 09/30/06
Printed Name: Doreen Schoenfeldt

JBK INVESTMENTS, L.L.C.

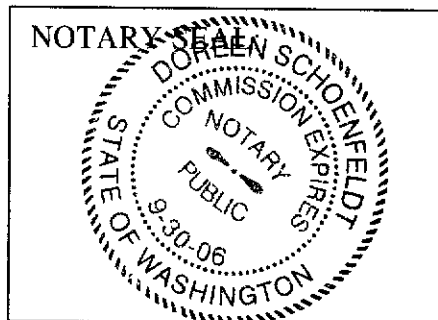
Barbara A. Bazant
BARBARA A. BAZANT, General Manager

Date: 6/22/2005

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

On this 22 day of June 2005 before me, the undersigned, a Notary Public in and for the state of Washington, duly commissioned and sworn, personally appeared Barbara A. Bazant to me known to be the general manager of the limited liability company that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said company, for the uses and purposes therein mentioned, and on oath stated that she is authorized to execute the said instrument,

Witness my hand and official seal hereto affixed the say and year first above written.



Doreen Schoenfeldt
Notary Public in and for the state of
Washington, residing at Sedro Woolley
My commission expires: 09-30-06
Printed Name: Doreen Schoenfeldt

Port of Skagit County/Hopper Road LLC



200506220164
Skagit County Auditor

6/22/2005 Page 3 of 6 3:40PM

EXHIBIT A
(Legal Description)

That portion of Lot 2H, Bay Ridge Business Park Binding Site Plan No. PL-03-0706, as recorded July 9, 2004, under Auditor's File No. 200407090108, more particularly described as follows:

Beginning at the Northeast corner of said Section 3 as shown on Skagit Regional Airport Binding Site Plan, Phase 2, Division 1, as approved January 22, 2002, and recorded January 22, 2002, under Skagit County Auditor's File No. 200201220163;

thence South $0^{\circ}18'24''$ West, along the East line of said Section (called South $0^{\circ}16'51''$ West on said Skagit County Short Plat No. 96-012), 2,725.88 feet to the East $\frac{1}{4}$ corner of said Section (also being the Southeast corner of said Lot 4, Skagit County Short Plat No. 96-012);

thence North $88^{\circ}19'14''$ West, along the East-West centerline of said Section, 747.19 feet, more or less, to a point on the Southeasterly line of the Southeast Runway Protection Zone for Runway 10/28 and being the true point of beginning;

thence continue North $88^{\circ}19'14''$ West along said East-West centerline 570.34 feet, more or less, to the Southwest corner of said Southeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$;

thence North $0^{\circ}13'06''$ East along the West line of said subdivision, 1,159.60 feet, more or less, to the Northeasterly line of said Runway Protection Zone;

thence South $60^{\circ}53'48''$ East along said Northeasterly line, 1,179.29 feet, more or less, to an angle point in said Runway Protection Zone at a point bearing North $37^{\circ}38'02''$ East from the true point of beginning;

thence South $37^{\circ}38'02''$ West along said Southeasterly line of the Runway Protection Zone, 761.08 feet, more or less, to the true point of beginning.

SUBJECT TO a 30.00 foot wide easement for sanitary sewer and maintenance thereof, to be transferred to the City of Burlington via a future conveyance, being more particularly described as follows:

Beginning at the Southwest corner of the above described parcel;

thence North $0^{\circ}13'06''$ East along the West line of said parcel, 431.44 feet, to the true point of beginning;

thence continue North $0^{\circ}13'06''$ East, 38.18 feet;

thence North $52^{\circ}00'04''$ East, 655.81 feet, more or less, to the Northeasterly line of the above described parcel;

thence South $60^{\circ}53'48''$ East along said Northeasterly line, 32.57 feet, more or less, to a point bearing North $52^{\circ}00'04''$ East from the true point of beginning;

thence South $52^{\circ}00'04''$ West, 692.11 feet, more or less, to the true point of beginning.



200506220164
Skagit County Auditor

6/22/2005 Page

4 of

6 3:40PM

AND ALSO SUBJECT TO a storm drainage easement of varying widths for the construction and maintenance of existing and future storm water conveyance structures (ditches, pipes, ponds, etc.), over, under and across portions of the above described parcel being more particularly described as follows:

Beginning at the Southeast corner of the above-described parcel;

thence North 88°19'14" West along the South line of said parcel, also being the East-West centerline of said Section 3, 570.34 feet, more or less, to the Southeast corner of said parcel; thence North 0°13'06" East along the West line of said parcel, 1,159.60 feet, to the Northerly most corner thereof;

thence South 60°53'48" East along the Northeasterly line of said parcel, 22.84 feet;

thence South 0°13'06" West, parallel with and 20.00 feet Easterly of the West line of said parcel, 1,089.06 feet, to a point 60.00 feet North (as measured perpendicular) of the South line of said parcel;

thence South 88°19'14" East, parallel with said South line, 339.27 feet; thence North 17°07'22" East, 56.23 feet;

thence North 23°56'20" East, 109.87 feet;

thence North 19°12'36" East, 187.53 feet;

thence North 12°30'01" East, 190.67 feet;

thence North 07°14'07" East, 215.16 feet;

thence North 22°02'06" West, 104.77 feet, more or less, to said Northeasterly line of said parcel;

thence South 60°53'48" East along said Northeasterly line, 47.81 feet;

thence South 22°02'06" East, 75.37 feet;

thence South 07°14'07" West, 224.38 feet;

thence South 12°30'01" West, 193.81 feet;

thence South 19°12'36" West, 190.53 feet;

thence South 23°56'20" West, 109.32 feet;

thence South 17°07'22" West, 46.16 feet, to a point 60.00 feet North (as measured perpendicular) of the South line of said parcel;

thence South 88°19'14" East, parallel with said South line, 163.22 feet;

thence North 37°38'02" East, 52.14 feet;

thence North 15°31'10" East, 154.26 feet;

thence North 26°46'09" East, 124.28 feet;

thence North 11°03'19" West, 499.96 feet, more or less, to the Northeasterly line of said parcel;

thence South 60°53'48" East along said Northeasterly line, 39.25 feet;

thence South 11°03'19" East, 487.94 feet;

thence South 31°16'03" East, 17.01 feet;

thence North 58°43'57" East, 238.47 feet, more or less, to the Southeasterly line of said parcel;

thence South 37°38'02" West along said Southeasterly line, 138.90 feet;

thence South 58°43'57" West, 190.46 feet;



200506220164

Skagit County Auditor

thence South 15°31'10" West, 182.12 feet, more or less, to the Southeasterly line of said parcel at a point bearing North 37°38'02" East from the point of beginning;
thence South 37°38'02" West along said Southeasterly line 99.78 feet, more or less, to the point of beginning.

AND ALSO SUBJECT TO a 20.00 foot wide easement for access and maintenance of an existing storm drainage pond located Northeasterly of and contiguous to the Northeasterly line of the above described parcel, said 20.00 foot wide easement being more particularly described as follows:

Beginning at the Northeasterly corner of the above described parcel;
thence North 60°53'48" West along the Northeasterly line of said parcel, 570.00 feet;
thence South 29°06'12" West, 20.00 feet;
thence South 60°53'48" East, 567.00 feet, more or less, to the Southeasterly line of said parcel at a point bearing South 37°38'02" West from the point of beginning;
thence North 37°38'02" East along said Southeasterly line, 20.22 feet, more or less, to the point of beginning.

Situate in the County of Skagit, State of Washington.

End of EXHIBIT A



200506220164

Skagit County Auditor