

FILED FOR RECORD AT REQUEST OF
AND WHEN RECORDED RETURN TO:

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Davis Wright Tremaine LLP
1501 Fourth Avenue, Suite 2600
Seattle, WA 98101
CHICAGO TITLE IC34025 ✓



200508050166

Skagit County Auditor

8/5/2005 Page

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4 3:53PM

BARGAIN AND SALE DEED

Grantor: BANK OF AMERICA, N.A.

Grantee: BANNER BANK

Abbreviated Legal Description: LOT 5A, CITY OF BURLINGTON SHORT PLAT NO.
BURL-3-91; BEING PTN. LOT 5 CASCADE MALL
BINDING SITE PLAN, SKAGIT COUNTY, WASHINGTON

Additional legal description is on Exhibit A of document.

Assessor's Tax

Parcel No.: 340406-4-001-0803

THE GRANTOR, Bank of America, N.A., a national banking association, for and in consideration of TEN DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE CONSIDERATION, in hand paid, bargains, sells and conveys to Banner Bank, a Washington State chartered banking corporation, all buildings, structures, fixtures and improvements located on the real estate situated in the County of Skagit, State of Washington described in Exhibit A attached hereto, subject to the exceptions set forth in Exhibit B attached hereto.

DATED as of August 1, 2005.

GRANTOR: ^{# 4244}
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

BANK OF AMERICA, N.A.

AUG 05 2005

Amount Paid \$ 5583 ⁵²
Skagit Co. Treasurer
By *[Signature]* Deputy

By: *[Signature]*
Name: James D. Porter
Title: Senior Vice President

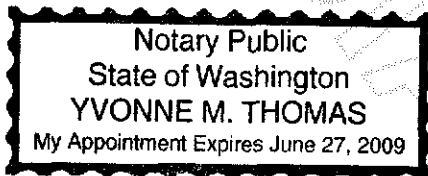
STATE OF WASHINGTON)

) ss.:

COUNTY OF _____)

I certify that I know or have satisfactory evidence that James D. Perky is the person who appeared before me, and said person acknowledged that said person signed this instrument, on oath stated that said person was authorized to execute the instrument and acknowledged it as the Senior Vice President of BANK OF AMERICA, N.A., a national banking association, to be the free and voluntary act of such bank for the uses and purposes mentioned in the instrument.

Dated this 29th day of July, 2005.



Yvonne M. Thomas
(Signature of Notary)

YVONNE M. THOMAS
(Legibly Print or Stamp Name of Notary)
Notary Public in and for the State of
Washington, residing at Auburn

My commission expires: 6-27-2009



EXHIBIT A

LEGAL DESCRIPTION

Lot 5A of City of Burlington Short Plat No. BURL-3-91, as approved April 21, 1992, and recorded April 27, 1992, in Volume 10 of Short Plats, Page 77, under Auditor's File No. 9204270026, records of Skagit County, Washington; being a portion of Lot 5 of the Cascade Mall Binding Site Plan recorded in Volume 8 of Short Plats, Pages 170 through 180;

Together with a non-exclusive easement for ingress and egress, as granted by easement recorded July 27, 1989, under Auditor's File No. 8907270006, records of Skagit County, Washington; and

Together with an easement for storm drainage, as granted by easement recorded July 21, 1989, under Auditor's File No. 8907210036, records of Skagit County, Washington.



EXHIBIT B

PERMITTED EXCEPTIONS

1. Lease dated May 20, 1992, as amended August 1, 2005, a memorandum of which was recorded May 20, 1992 under Skagit County Auditor's File No. 9205200094.

