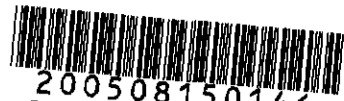


AFTER RECORDING MAIL TO:  
Acorn Land Holdings of Mount Vernon, LLC  
430 Live Oak Drive  
Vero Beach, FL 32963



200508150146  
Skagit County Auditor

8/15/2005 Page 1 of 2 12:19PM

Filed for Record at Request of  
Land Title Company of Skagit  
Escrow Number: 117188-PE

LAND TITLE OF SKAGIT COUNTY

### Statutory Warranty Deed

Grantor(s): Shamrock Lands, Inc.  
Grantee(s): Acorn Land Holdings of Mount Vernon, LLC  
Abbreviated Legal: ptn NW 1/4 SW 1/4 & SW 1/4 SE 1/4, 32-34-5 E W.M.  
Additional legal(s) on page: 2  
Assessor's Tax Parcel Number(s): 340532-2-003-0000, P30581, 340532-2-004-0009, P30583, 340532-3-001-0000, p30584, 340532-3-003-0008, P30585, 340532-3-007-0004, P30592, 340532-4-003-0006, P30596

THE GRANTOR Shamrock Lands, Inc., a Washington Corporation for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Acorn Land Holdings of Mount Vernon, LLC, a Florida Limited Liability Company the following described real estate, situated in the County of Skagit, State of Washington.

#### SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title Company's Preliminary Commitment No. 117188-PE.

Dated August 1, 2005

Shamrock Lands, Inc.  
Howard E. Dorsey, Sr.  
By: Howard E. Dorsey, Sr., President

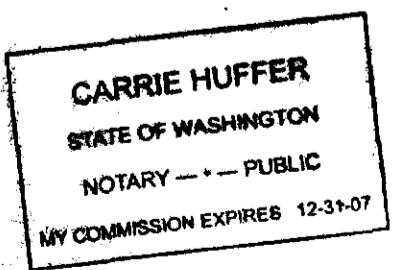
# 4388  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

AUG 15 2005

Amount Paid \$ 7125.00  
By Skagit Co. Treasurer  
Deputy JP

STATE OF Washington }  
County of Skagit } SS:  
I certify that I know or have satisfactory evidence Howard E. Dorsey, Sr. 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 President  
of Shamrock Lands, Inc.  
to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: August 15, 2005  
Carrie Huffer  
Carrie Huffer  
Notary Public in and for the State of Washington  
Residing at Burlington  
My appointment expires: 12/31/2007



## EXHIBIT A

### PARCEL "A":

That portion of the South  $\frac{1}{2}$  of the Northwest  $\frac{1}{4}$  lying Easterly of the centerline of Walker Creek in Section 32, Township 34 North, Range 5 East, W.M.

Situate in the County of Skagit, State of Washington.

### PARCEL "B":

That portion of the Northwest  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  lying Easterly of the centerline of Walker Creek in Section 32, Township 34 North, Range 5 East, W.M.

Situate in the County of Skagit, State of Washington.

### PARCEL "C":

The East  $\frac{1}{2}$  of the Southwest  $\frac{1}{4}$  and the West  $\frac{1}{2}$  of the West  $\frac{1}{2}$  of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  lying Easterly of the centerline of Walker Creek in Section 32, Township 34 North, Range 5 East, W.M.,

EXCEPT the following described tract:

Beginning at the Southwest corner of the Southeast  $\frac{1}{4}$  of said Section;  
thence South  $89^{\circ}47'44''$  East along the South line of said Section, 103.09 feet;  
thence North  $28^{\circ}17'49''$  West, a distance of 119.06 feet;  
thence North  $35^{\circ}01'18''$  West a distance of 1467.14 feet to the point of curvature of a curve to the left having a radius of 1000 feet and a central angle of  $23^{\circ}44'05''$ ;  
thence 414.25 feet along said curve to a point of compound curvature with a curve to the left having a radius of 1300 feet and a central angle of  $11^{\circ}12'53''$ ;  
thence 254.45 feet along the last stated curve to a point on the West line of the Northeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of said Section 32;  
thence South  $0^{\circ}24'35''$  West along said West line, 393.16 feet to the Southwest corner of said subdivision;  
thence continuing South  $0^{\circ}24'35''$  West along the West line of the Southeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of said Section 32, 1292.62 feet to the Southwest corner of said Southeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$ ;  
thence South  $89^{\circ}31'09''$  East along the South line of said Section 32, 1336.72 feet to the point of beginning;

EXCEPT that portion thereof lying within the boundaries of the as built and existing county road running along the South line thereof, commonly known as the Walker Valley Road.

TOGETHER WITH a 30 foot wide road and utility easement as delineated on the face of Survey recorded December 22, 1980 under Auditor's File No. 8012220013 in Volume 3 of Surveys, page 88, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

EXCEPT from Parcels "A" through "C", above any portion within that parcel conveyed by deed under Auditor's File No. 8701230041.