

When recorded return to:

Mr. Dale Patrick Martinson, Member
4316 Apache Drive
Mount Vernon, WA 98273

Filed for Record at Request of
Land Title Company of Skagit
Escrow Number: 123761-SE

Grantor: M.R. Nilson Construction, Inc.
Grantee: Arbor Creek, L.L.C.



200612120179

Skagit County Auditor

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Statutory Warranty Deed

THE GRANTOR M. R. NILSON CONSTRUCTION, INC., a Washington Corporation for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to ARBOR CREEK, LLC, a Washington Limited Liability Company the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn Lot 7, Thunderbird Creek

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. 123761-SE.

Tax Parcel Number(s): 4549-000-007-0006, P95751, 4549-000-007-0105, P125229

Dated December 11, 2006

M.R. Nilson Construction, Inc.

By Morris Nilson, President

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

DEC 12 2006

Amount Paid \$ 361.00
By [Signature] Skagit Co. Treasurer
Deputy

STATE OF Washington }
County of Skagit } SS:

I certify that I know or have satisfactory evidence Morris Nilson
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 M.R. Nilson Construction, Inc.
to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: December 12, 2006



Karen Ashley
Karen Ashley
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: 9/11/2010

EXHIBIT A

That portion of Lot 7, "THUNDERBIRD CREEK", as per plat recorded in Volume 14 of Plats, pages 162 and 163, records of Skagit County, Washington, described as follows:

Beginning at the Northwest corner of said Lot 7;
thence South $89^{\circ}30'17''$ East, along the North line of said Lot 7, a distance of 30.00 feet to the true point of beginning;
thence continuing South $89^{\circ}30'17''$ East, along said North line, a distance of 161.36 feet;
thence South $0^{\circ}20'41''$ West a distance of 288.39 feet;
thence South $17^{\circ}37'28''$ East to a point which is South $0^{\circ}20'41''$ West a distance of 350.00 feet from the Northeast corner of said Lot 7;
thence North $88^{\circ}30'77''$ West to a point which is 30.00 feet East of the West line of said Lot 7;
thence Northerly to the true point of beginning.

EXCEPT any portion lying within Tract Y, "PLAT OF THUNDERBIRD CREEK, P.U.D." as per plat recorded in Volume 16 of Plats, page 159, records of Skagit County Washington.

Situate in the County of Skagit, State of Washington



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