

AFTER RECORDING MAIL TO:

Island Skagit Partners, LP
1700 Seventh AVE, #2075
98101, WA



200702280192
Skagit County Auditor

2/28/2007 Page 1 of 3 3:20PM

Filed for Record at Request of:

LandAmerica

LAND TITLE OF SKAGIT COUNTY

122021.5

STATUTORY WARRANTY DEED

Assessor's Property Tax Parcel/Account Number: ~~340421-0-010-0009, 340421-0-009-0101~~ see below*

Legal Description (Abbreviated): PTN SW 1/4 of NW 1/4, 21-34-4 E. W.M.

* 340421-0-010-0009, 340421-0-009-0101

THE GRANTOR Laventure Village Limited Partnership, a Washington Limited Partnership for and in consideration of Ten Dollars and Other Good and Valuable Consideration in hand paid, conveys, and warrants to Island Skagit Partners, LP, A Washington limited partnership, the following described real estate, situated in the County of **Skagit** State of Washington:

SEE ATTACHED EXHIBIT "A"

SUBJECT TO THOSE EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND AGREEMENTS ATTACHED AS EXHIBIT "B".

Dated: February 22, 2007

Laventure Village Limited Partnership

891
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

William L. Massey
By: William L. Massey
Its: General Partner

FEB 28 2007
22,369.54
Amount Paid \$
Skagit Co. Treasurer
By [Signature] Deputy

STATE OF WASHINGTON)
COUNTY OF Island)-ss

I certify that I know or have satisfactory evidence that WILLIAM L. MASSEY is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he is authorized to execute the instrument and acknowledged it as the GENERAL PARTNER of Laventure Village Limited Partnership to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: February 22, 2007

[Signature]
Notary Public in and for the state of Washington
My appointment expires 5/31/09



EXHIBIT "A"

Laventure

PARCEL "A":

That portion of the West ½ of the Southwest ¼ of the Northwest ¼ of Section 21, Township 34 North, Range 4 East, W.M., described as follows:

Beginning at the Northeast corner of said subdivision;
thence South along the East line thereof a distance of 396 feet;
thence West 330 feet;
thence North a distance of 396 feet, more or less, to the North line of said subdivision;
thence East along said North line 330 feet, more or less, to the point of beginning,

EXCEPT the South 101 feet of the West 35 feet thereof.

Situate in the City of Mount Vernon, County of Skagit, State of Washington.

PARCEL "B":

That portion of the West ½ of the Southwest ¼ of the Northwest ¼ of Section 21, Township 34 North, Range 4 East, W.M., described as follows:

Beginning at a point on the West line of said subdivision 160 feet South of the North line thereof;
thence East to a point 330 feet West of the East line of said West ½ of the Southwest ¼ of the Northwest ¼ of Section 21;
thence North 30 feet;
thence West to the West line of said subdivision;
thence South 30 feet to the point of beginning,

EXCEPT that portion lying within the boundaries of LaVenture Road as conveyed under Auditor's File Nos. 88414 and 8707160028, records of Skagit County, Washington.

Situate in the City of Mount Vernon, County of Skagit, State of Washington.

PARCEL "C":

The South 60 feet of the North 295 feet of the West ½ of the Southwest ¼ of the Northwest ¼ of Section 21, Township 34 North, Range 4 East, W.M.,

EXCEPT the East 330 feet thereof,

AND EXCEPT the West 270 feet thereof.

Situate in the City of Mount Vernon, County of Skagit, State of Washington.



200702280192
Skagit County Auditor

EXHIBIT "B"

Subject to:

General taxes, as follows, which became a lien on January 1, 2007, but which cannot be paid until February 15, 2007:

<u>Tax Account No.</u>	<u>Year</u>	<u>Amount</u>
340421-0-010-0009	2007	\$ 14,193.43
Property I.D. No.: P26981		
340421-0-009-0101	2007	\$ 430.90
Property I.D. No.: P26979		

Municipal assessments and impact fees, if any, levied by the City of Mount Vernon.

DEED OF TRUST AND THE TERMS AND CONDITIONS THEREOF:

Grantor: LaVenture Village Limited Partnership
Trustee: Farmers Home Administration, United States Department of Agriculture, acting through the State Director of the Farmers Home Administration for the State of Washington
Beneficiary: United States of America, acting through the Farmers Home Administration, United States Department of Agriculture
Amount: \$1,115,500.00
Dated: December 13, 1988
Recorded: December 14, 1988
Auditor's No.: 8812140087

A SECURITY INTEREST IN GOODS UNDER THE PROVISIONS OF THE UNIFORM COMMERCIAL CODE, RCW 62A, DISCLOSED BY FINANCING STATEMENT FILED IN THE OFFICE OF THE COUNTY AUDITOR.

Debtor: LaVenture Village Limited Partnership
Secured Party: United States of America
Filed: December 23, 1988
Auditor's No.: 8812237002
Collateral: Personal property and fixtures located on the property herein described

AMENDMENT:

Recorded: March 4, 1993
Auditor's No.: 9303040077

NOTICE OF CONTINUANCE

Recorded: June 22, 1993, July 28, 1998 and December 8, 2003
Auditor's Nos.: 9306220033, 9807280037, 200312080021



200702280192
Skagit County Auditor