



200705020064
Skagit County Auditor

5/2/2007 Page 1 of 3 12:00PM

Prepared by and return to:

**American Tower Corp.
10 Presidential Way
Woburn, MA 01801
Attn: Land Management
Site Name: Burlington WA
Site No. 310572**

LAND TITLE OF SKAGIT COUNTY 123735-P

Parcel No.: P125614
Legal Description: Lot 2, Tinas Coma Binding Site Plan

WARRANTY DEED

Know All Men by These Presents:

That **Property Investors, LLC, a Washington limited liability company (hereinafter "Seller")**

of 669 A. Sunset Park Drive, Sedro Woolley, State of Washington, in consideration of the sum of **ONE HUNDRED TWENTY THREE THOUSAND DOLLARS (\$123,000)** and other valuable considerations in hand paid, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey unto **TOWER ASSET SUB, LLC, a Delaware limited liability company (hereinafter "Buyer")**, the following described real property and premises situate in Skagit County, Washington to wit:

Legal Description as attached hereto as Exhibit "A"

together with access and utilities easements and all other improvements thereon and the appurtenances thereunto belonging, and warrant the title to the same.

TO HAVE AND TO HOLD said described premises unto the Buyer forever, free, clear and discharged of and from all former grants, charges, taxes, judgments, mortgages and other liens and encumbrances of whatsoever nature.

Signed and delivered this 26 day of January, 2007.

IN WITNESS WHEREOF, Seller has signed and sealed this deed, the day and year first above written.

Site 310572 Burlington, WA

**Exhibit A
Legal Description**

LOT 2 OF TINAS COMA BINDING SITE PLAN APPROVED DECEMBER 12, 2006, AND RECORDED DECEMBER 20, 2006, UNDER AUDITOR'S FILE NO. 20061220002Z RECORDS OF SKAGIT COUNTY, WASHINGTON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 2 THENCE ALONG THE PERIMETER OF SAID LOT 2 THE FOLLOWING COURSES AND DISTANCES: SOUTH 88°59'18" WEST 25.30 FEET; SOUTH 26°24'29" WEST 25.54 FEET; SOUTH 00°47'23" WEST 27.35 FEET; SOUTH 89°12'37" EAST 36.33 FEET; NORTH 00°47'23" EAST 51.18 FEET TO THE SAID POINT OF BEGINNING, CONTAINING 1,713 SQUARE FEET OF LAND, MORE OR LESS.

TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS AND UTILITIES OVER, UNDER AND ACROSS THOSE PORTIONS OF TRACT "J" OF THE "PLAT OF TINAS COMA" AS PER PLAT RECORDED ON AUGUST 11, 2000, UNDER AUDITOR'S FILE NO. 200008110004, RECORDS OF SKAGIT COUNTY, WASHINGTON.

TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS AND UTILITIES AS GRANTED BY INSTRUMENT DATED MARCH 3, 2006, RECORDED MARCH 16, 2006, UNDER AUDITOR'S FILE NO. 200603160001, RECORDS OF SKAGIT COUNTY, WASHINGTON, ON, OVER, UNDER, ALONG, ACROSS AND THROUGH A PORTION OF TRACT 10, "PLAT OF THE BURLINGTON ACREAGE PROPERTY," AS PER PLAT RECORDED IN VOLUME 1 OF PLATS, PAGE 49, RECORDS OF SKAGIT COUNTY, WASHINGTON, FURTHER DESCRIBED AND DIAGRAMMED IN SAID INSTRUMENT.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

Also described as on the Binding Site Plan under Auditor's File No. 20061220002Z

TRACT "G", "PLAT OF TINAS COMA", AS PER PLAT RECORDED AUGUST 11, 2000, UNDER AUDITOR'S FILE NO. 200008110004, RECORDS OF SKAGIT COUNTY, WASHINGTON

EXCEPT THAT PORTION DESCRIBED AS FOLLOWS

BEGINNING AT THE SOUTHEAST CORNER OF SAID TRACT "G"
THENCE NORTH 89°12'36" WEST, ALONG THE SOUTH LINE OF SAID TRACT "G" A
DISTANCE OF 43.62 FEET,
THENCE NORTH 00°47'24" EAST A DISTANCE OF 117.41 FEET,
THENCE SOUTH 88°46'10" EAST A DISTANCE OF 18.62 FEET TO A POINT ON THE
EAST LINE OF SAID TRACT "G";
THENCE SOUTH 00°47'24" EAST, ALONG SAID EAST LINE A DISTANCE OF 61.03
FEET TO AN ANGLE POINT THEREON;
THENCE SOUTH 89°12'36" EAST, ALONG THE BOUNDARY OF SAID TRACT "G", A
DISTANCE OF 25.00 FEET, TO AN ANGLE POINT THEREON;
THENCE SOUTH 00°47'24" EAST A DISTANCE OF 56.23 FEET TO THE POINT OF
BEGINNING

SITUATE IN THE CITY OF BURLINGTON, COUNTY OF SKAGIT, STATE OF WASHINGTON

SOURCE OF LEGAL DESCRIPTION IS LAND TITLE COMPANY SUBDIVISION GUARANTEE
ORDER NO 114855-S, DATED JANUARY 3, 2005 AT 8:00 A.M.



200705020064
Skagit County Auditor

Site 310572 Burlington, WA

SELLER:

**Property Investors, LLC, a Washington
limited liability company**

By: 

Name: Daniel Madlung

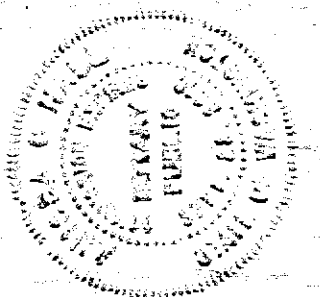
Its: Managing Member

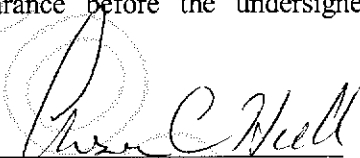
ACKNOWLEDGEMENT

State of Washington

County of Skagit

On the 26 day of Jan in the year, 2007, before me, the undersigned, personally appeared Daniel Madlung, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, that by his/her signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument, and that such individual made such appearance before the undersigned in the City of Sedro Woolley State of Washington.




Notary Public

Print Name: Anissa C Hall

My Commission Expires:

Sept. 28 2010

(NOTARIAL SEAL)

2079
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

MAY 02 2007

Amount Paid \$ 2683.36
Skagit Co. Treasurer
By  Deputy

Site 310572 Burlington, WA



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Skagit County Auditor