

WHEN RECORDED MAIL TO:



200710100061

Skagit County Auditor

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SUSAN BOYD
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127474-SE

LAND TITLE OF SKAGIT COUNTY STATUTORY WARRANTY DEED

Grantor: HOUSING AUTHORITY OF SKAGIT COUNTY

Grantee: RASPBERRY RIDGE II LLC

Legal Description: Ptn. NW ¼, SE ¼, NE ¼ of SW 1/4 , Sec. 33, TSP 35 N, Range 4 East, W.M., Tracts 25 & 36, Plat of the Burlington Acreage Property

Together with easement for Ptn of W. 65.00 ft, E. 247.68 feet of N. 201.00 ft of NE ¼ of SW 1/4, Sec. 33, TSP 35 N., Range 4 East, W.M.

Tax Account Number: Ptn of P126057; P126054;

HOUSING AUTHORITY OF SKAGIT COUNTY, a Washington public body corporate and politic, for and in consideration of Ten Dollars and other good and valuable consideration in hand paid, hereby conveys and warrants to RASPBERRY RIDGE II, LLC, a Washington limited liability company, the real property, situated in Skagit County, Washington, described on the attached **Exhibit A**, by this reference incorporated herein as if fully set forth.

(The balance of this page is left blank intentionally)

**EXHIBIT A
LEGAL DESCRIPTION**

PARCEL "A":

That portion of the Northwest ¼ of the Southwest ¼ and the Northeast ¼ of the Southwest ¼ of Section 33, Township 35 North, Range 4 East, W.M. and of Tracts 25 and 36, "PLAT OF THE BURLINGTON ACREAGE PROPERTY," as per plat recorded in Volume 1 of Plats, page 49, records of Skagit County, Washington, being more particularly described as follows:

Beginning on the West line of said Northwest ¼ of the Southeast ¼ at a point South 0°01'36" West, a distance of 201.00 feet from the center of said Section 33;
thence South 89°40'42" East parallel with the North line of said Southeast ¼ a distance of 290.00 feet;
thence South 0°01'36" West, parallel to the West line of said Southeast 1/4, a distance of 404.00 feet;
thence North 89°40'42" West, parallel to the North line of said Southeast 1/4, a distance of 257.00 feet;
thence South 0°01'36" West, parallel to the West line of said Southeast 1/4, a distance of 206.55 feet;
thence North 89°40'42" West, parallel to the North line of said Southeast 1/4 a distance of 33.00 feet to the West line of said Southeast 1/4;
thence continuing North 89°40'42" West, parallel to the North line of said Southeast 1/4 a distance of 247.68 feet;
thence North 0°01'36" East, parallel to the East line of said Southwest 1/4, a distance of 610.55 feet;
thence South 89°40'42" East, parallel to the North line of said Southeast 1/4, a distance of 247.68 feet to the Point of Beginning.

PARCEL "B":

A non-exclusive easement for ingress, egress and utilities, over, under and across the West 65.00 feet of the East 247.68 feet of the North 201.00 feet of the Northeast 1/4 of the Southwest 1/4 of Section 33, Township 35 North, Range 4 East, W.M., also being a portion of said Tract 25 of "PLAT OF BURLINGTON ACREAGE PROPERTY",

EXCEPT that portion within the right-of-way of Lafayette Road.

Situate in the County of Skagit, State of Washington.

And subject to the following conditions of title:

DEED OF TRUST

Grantor:	Raspberry Ridge II, LLC
Trustee:	Land Title
Beneficiary:	Washington State Department of Community, Trade and Economic Development
Amount:	\$1,600,000.00
Dated:	June 26, 2007
Recorded:	June 26, 2007
Auditor's No.:	200706260085

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ASSIGNMENT, ASSUMPTION AND CONSENT AGREEMENT

Above Deed of
Trust Assumed By: Raspberry Ridge II, LLC
Dated: June 26, 2007
Recorded: July 17, 2007
Auditor's No.: 200707170093

MODIFICATION INSTRUMENT

Dated: July 20, 2007
Recorded: August 2, 2007
Auditor's No.: 200708020167

EASEMENT or right of way for telephone pole line across a portion of said property granted April 8, 1927 to Pacific Telephone and Telegraph Company, by instrument recorded May 13, 1927, in Volume 143 of Deeds, page 265.

COVENANTS, CONDITIONS AND RESTRICTIONS

Recorded: November 27, 1995
Auditor's Nos: 9511270086
As Follows: "The above described property will be combined or aggregated with contiguous property owned by the grantee. This lot boundary adjustment is not for the purpose of creating an additional building lot.

TITLE NOTIFICATION

Between: Skagit County
And: Housing Authority of Skagit Co.
Recorded: May 2, 2007
Auditor's File No.: 200705020095

TITLE NOTIFICATION

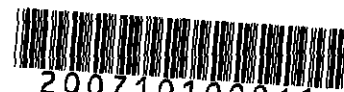
Between: Skagit County
And: Housing Authority of Skagit Co.
Recorded: May 2, 2007
Auditor's File No.: 200705020096

LOT CERTIFICATION

Recorded: May 15, 2007
Auditor's File No.: 200705150126

Said document being a rerecord of that instrument recorded on April 23, 2007 under Auditor's File No. 200704230171

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LOT CERTIFICATION

Recorded: May 15, 2007
Auditor's File No.: 200705150127

Said document being a rerecord of that instrument recorded on April 23, 2007 under Auditor's File No. 200704230172

RESTRICTIONS imposed by instrument entitle Low Income Housing Covenant Agreement recorded June 26, 2007 under Auditor's File No. 200706260084

ISSUES disclosed by unrecorded survey dated July, 2007 prepared by Azimuth Northwest under Job No. 07-0868.



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