

When recorded return to:

Aviram Properties, LLC
120 S. 15th Street, Suite A
Mount Vernon, WA 98273



200812150129
Skagit County Auditor

12/15/2008 Page 1 of 2 12:00PM

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 131605-SE

Grantor: Evergreen Professional Center, L.L.C.
Grantee: Aviram Properties, LLC

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

THE GRANTOR EVERGREEN PROFESSIONAL CENTER, L.L.C., a Washington Limited Liability Company for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to AVIRAM PROPERTIES, LLC, a Washington Limited Liability Company the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn NW 1/4 Of SE 1/4, 20-34-4 E W.M.

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. 131605-SE.

Tax Parcel Number(s): 340420-0-131-0004, P26827

Dated December 9, 2008

Evergreen Professional Center, L.L.C.

By: Lawrence W. Pirkle, Member

By: Richard A. Bertelsen, Member

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
4034
DEC 15 2008

STATE OF Washington
County of Skagit

Amount Paid \$ 19,585.00
Skagit Co. Treasurer
By RAM Deputy

I certify that I know or have satisfactory evidence Lawrence W. Pirkle and Richard A. Bertelsen the person who appeared before me, and said person acknowledged that they signed this instrument, on oath stated They are authorized to execute the instrument and is Members of Evergreen Professional Center, L.L.C. to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: December 12th 2008

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



EXHIBIT A

Schedule "A-1"

131605-SE

DESCRIPTION:

Lot 1 of Mount Vernon Short Plat No. 8-91, approved May 2, 1991, recorded May 21, 1991, in Book 9 of Short Plats, pages 362 and 363, under Auditor's File No. 9105210050, records of Skagit County, Washington, and being a portion of the Northwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 20, Township 34 North, Range 4 East, W.M.,

EXCEPT that portion of said Lot 1, as conveyed to the City of Mount Vernon, by that deed recorded under Skagit County Auditor's File No. 200209110141, more fully described as follows:

Beginning at the Northwest corner of said Lot 1;
thence Easterly along the North line of said lot, a distance of 15 feet;
thence Southwesterly to a point on the West line of said lot that is 15 feet South of the point of beginning;
thence Northerly along the West line to the point of beginning.

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



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