

When recorded return to:

J&B GARDNER ROAD, LLC
10748 Peterson Anderson Road
Burlington, WA 98233



201002260194
Skagit County Auditor

2/26/2010 Page 1 of 2 3:27PM

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 135623-OE

Grantor: EQUITY PARTNERS NORTHWEST FUNDING, LLC
Grantee: J&B Gardner Road, LLC

LAND TITLE OF SKAGIT COUNTY

135623-OE

Statutory Warranty Deed

THE GRANTOR EQUITY PARTNERS NORTHWEST FUNDING, LLC, 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 J&B GARDNER ROAD, LLC, a Washington Limited Liability Company the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn Tr. 35, Burlington Acreage Aka Lots 1-4, SP SS 2-08.

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. 135623-OE.

Tax Parcel Number(s): 3867-000-035-0708, P62479, 3867-000-035-4900, P127571, 3867-000-035-5000, P127572, 3867-000-035-5100, P127573

Dated February 23, 2010

EQUITY PARTNERS NORTHWEST FUNDING, LLC

By: Dean Street, Managing Member

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

495
FEB 26 2010

Amount Paid \$ 3832.00
Skagit Co. Treasurer
By man Deputy

STATE OF Washington
County of King

}
} SS:

I certify that I know or have satisfactory evidence Dean Street

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 Managing Member of Equity Partners Northwest Funding, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: February 24 2010

ANNE T. ERICKSON
NOTARY PUBLIC
STATE OF WASHINGTON
COMMISSION EXPIRES
JUNE 15, 2013

Notary Public in and for the State of Washington
Residing at Kirkland
My appointment expires: 6/15/13

EXHIBIT A

Lots 1-4, of Burlington Short Plat No. SS 2-08, approved May 15, 2008, recorded May 16, 2008 under Auditor's File No. 200805160149, records of Skagit County, Washington; being a portion of Tract "B" of Short Plat No. 61-74, approved November 6, 1974, recorded November 19, 1974 in Volume 1 of Short Plats, page 49, under Auditor's File No. 810202, also being a portion of Tract 35, "PLAT OF THE BURLINGTON ACREAGE PROPERTY", as per plat recorded in Volume 1 of Plats, page 49, records of Skagit County, Washington,

EXCEPT that portion lying West of an existing fenceline along the West line thereof as conveyed by boundary line adjustment deed recorded on May 16, 2008 under Auditor's File No. 200805160174,

TOGETHER WITH and subject to a 20 foot easement for ingress, egress and utilities as delineated on the face of said Short Plat No. SS 2-08.

Situate in the City of Burlington, County of Skagit, State of Washington.



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