

FILED FOR RECORD AT THE
REQUEST OF/RETURN TO:
Craig E. Cammock
Skagit Law Group, PLLC
P.O. Box 336 / 227 Freeway Drive, Suite B
Mount Vernon, WA 98273



201006010173
Skagit County Auditor

6/1/2010 Page 1 of 3 2:24PM

STATUTORY WARRANTY DEED

Grantor (s): BGI, LLC, a Washington Limited Liability Company

Grantee (s): OPTIMUM PROPERTIES, LLC, a Washington Limited Liability Company

Abbreviated Legal: Ptn. Lot 3, Lot 4, ptn. Lot 5, HARTLEY & RINGS ADD. TO MOUNT VERNON

Additional Legal on page(s): 1

Assessor's Parcel/Tax I.D. No.: P53010 / 3727-001-005-0108

THE GRANTOR, BGI, LLC, a Washington Limited Liability Company, for and in consideration of an exchange for a membership interest, does hereby convey and warrant to OPTIMUM PROPERTIES, LLC, a Washington Limited Liability Company, as Grantee, the following described real estate situate in the City of Mount Vernon, County of Skagit, State of Washington, to-wit: that property described as:

Lot 3, EXCEPT the North 60.00 feet thereof; all of Lot 4; ALSO Lot 5, EXCEPT the South 33.00 feet thereof, Block 1, "HARTLEY & RINGS ADDITION TO MOUNT VERNON," as per plat recorded in Volume 6 of Plats, page 16, records of Skagit County, Washington.

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

SUBJECT TO AND TOGETHER WITH easements, reservations, restrictions, covenants, liens, leases, court causes, and other instruments of record.

-1-

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

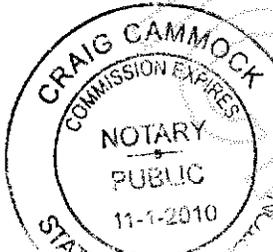
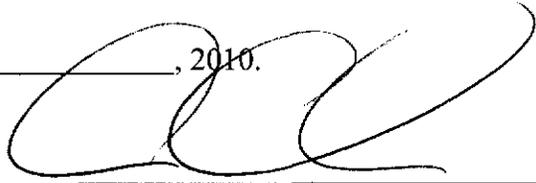
1584
JUN 01 2010

Amount Paid \$0
Skagit Co. Treasurer
By *mam* Deputy

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that JAMES R. GROSS is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument as a Member of BGJ, LLC, a Washington Limited Liability Company, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED: June 1, 2010.

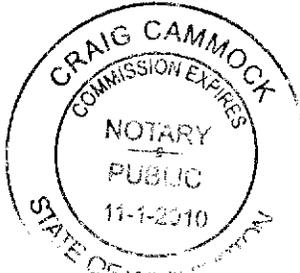
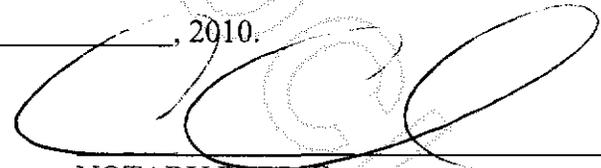


NOTARY PUBLIC
Printed Name: Craig Cammock
My appointment expires: 11-1-10

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that GARY K. JOHNSON is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument as a Member of BGJ, LLC, a Washington Limited Liability Company, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED: June 1, 2010.



NOTARY PUBLIC
Printed Name: Craig Cammock
My appointment expires: 11-1-10



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