



201006010176

Skagit County Auditor

6/1/2010 Page

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5 2:24PM

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

STATUTORY WARRANTY DEED

Grantor (s): CRAIG E. CAMMOCK, a married man as his separate property; and CHRIS E. CAMMOCK, also shown of record as CHRISTOPHER E. CAMMOCK, a married man as his separate property

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

Abbreviated Legals:

Parcel A: Lot 5, ptn Lot 6, Blk 3, Eastern Add.
Parcel B: ptn Lots 6-8, Blk 3, Eastern Add. and ptn NE1/4 SW1/4, 20-34-4 E W.M.
Parcel C: Lots 8 and 9, Blk 3, Eastern Add., ptn of NE1/4 SW1/4, 20-34-4 E W.M.
Parcel D: ptn Lots 6 and 7, Blk 2, Hartley and Rings Add.
Parcel E: Lots 13 and 14, Blk 6, Hayton's Add. to MV Exhibit "A"

Additional Legal on page(s):

Assessor's Parcel/Tax I.D. Nos.:

Parcel A: P52705/3718-003-006-0005
P26824/340420-0-128-0009
Parcel B: P52706/3718-003-008-0003
P26823/340420-0-127-0000
Parcel C: P52707/3718-003-009-0002
P26819/340420-0-123-0004
Parcel D: P53019/3727-002-007-0005
Parcel E: P53085/3728-006-014-0006

1587
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUN 01 2010

Amount Paid \$
Skagit Co. Treasurer
By *Cammock* Deputy

THE GRANTORS, CRAIG E. CAMMOCK, a married man as his separate property, and CHRIS E. CAMMOCK, also shown of record as CHRISTOPHER E. CAMMOCK, a married man as his separate property, for and in consideration of an exchange for membership

units (mere change in form of ownership), do 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:

See attached Exhibit "A"

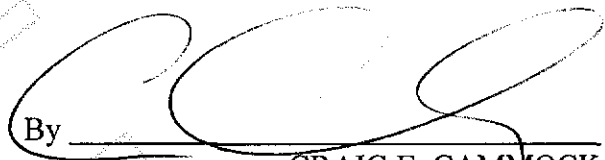
SUBJECT TO AND TOGETHER WITH easements, reservations, restrictions, covenants, liens, leases, court causes, and other instruments of record.

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

NOTE: No excise tax is due pursuant to WAC 458-61A-212.

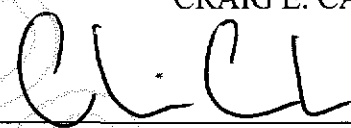
DATED this 1st day of June, 2010.

By



CRAIG E. CAMMOCK

By



CHRIS E. CAMMOCK

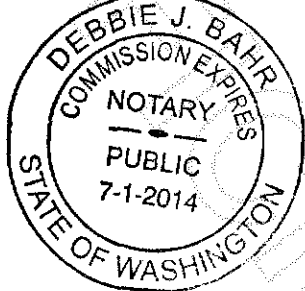


201006010176
Skagit County Auditor

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that CRAIG E. CAMMOCK is the person who appeared before me, and said person acknowledged that he signed this instrument, and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in the instrument.

DATED: June 1, 2010.

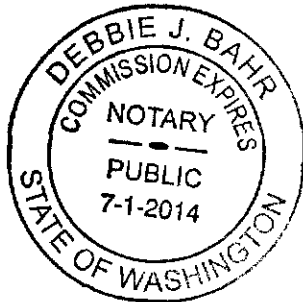


Debbie J. Bahr
NOTARY PUBLIC
Printed Name: **DEBBIE J. BAHR**
My appointment expires: 7-1-2014

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that CHRIS E. CAMMOCK is the person who appeared before me, and said person acknowledged that he signed this instrument, and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in the instrument.

DATED: June 1, 2010.



Debbie J. Bahr
NOTARY PUBLIC
Printed Name: **DEBBIE J. BAHR**
My appointment expires: 7-1-2014



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Exhibit "A"
Legal Descriptions

Parcel A:

Lot 5 and the North 20.00 feet of Lot 6, Block 3, "MAP OF THE EASTERN ADDITION TO MT. VERNON, SKAGIT CO., WASHINGTON," as per plat recorded in Volume 2 of Plats, page 100, records of Skagit County, Washington.

ALSO, that portion of the Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 20, Township 34 North, Range 4 East, W.M., lying between the East line of the North 20.00 feet of Lot 6 and all of Lot 5, Block 3, "MAP OF THE EASTERN ADDITION TO MT. VERNON, SKAGIT CO., WASHINGTON," as per plat recorded in Volume 2 of Plats, page 100, records of Skagit County, Washington, and the West line of the alley as conveyed to the City of Mount Vernon by deed recorded under Auditor's File No. 403859.

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

Parcel B:

The South 10.00 feet of Lot 6, all of Lot 7, and the North 10.00 feet of Lot 8, Block 3, "MAP OF THE EASTERN ADDITION TO MOUNT VERNON, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 2 of Plats, page 100, records of Skagit County, Washington.

ALSO, that portion of the Northeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 20, Township 34 North, Range 4 East, W.M., lying West of the West line of the alley, as conveyed by deed recorded on April 30, 1947, under Auditor's File No. 403859, records of Skagit County, Washington, adjacent to Block 1, "HARTLEY AND RINGS ADDITION TO MOUNT VERNON," as per plat recorded in Volume 6 of Plats, page 16, and lying East of the East line of said Block 3, "MAP OF THE EASTERN ADDITION TO MOUNT VERNON," and lying between the Easterly extensions of the North line of the South 10.00 feet of Lot 6 and the South line of the North 10.00 feet of Lot 8 of said Block 3,

EXCEPT that portion, if any, lying within those parcels as conveyed by deeds recorded on July 7, 1947, and March 18, 1953, under Auditor's File Nos. 406361 and 486075, respectively, records of Skagit County, Washington.

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



Parcel C:

Lots 8 and 9, Block 3, "MAP OF THE EASTERN ADDITION TO MT. VERNON, SKAGIT CO., WASHINGTON," as per plat recorded in Volume 2 of Plats, page 100, records of Skagit County, Washington,

EXCEPT the North 10.00 feet of said Lot 8.

ALSO, that portion of the Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 20, Township 34 North, Range 4 East, W.M., lying between the East line of the South 20.00 feet of said Lot 8 and said Lot 9, and the West line of the alley as conveyed to the City of Mount Vernon, by deed dated April 7, 1947, filed April 30, 1947, under Auditor's File No. 403859, and recorded in Volume 217 of Deeds, page 585.

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

Parcel D:

Lot 6, EXCEPT the North 42.00 feet thereof, and Lot 7, EXCEPT the South 15.00 feet thereof, Block 2, "HARTLEY AND RINGS ADDITION TO MOUNT VERNON," as per plat recorded in Volume 6 of Plats, records of Skagit County, Washington.

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

Parcel E:

Lots 13 and 14, Block 6, "HAYTON'S ADDITION TO MOUNT VERNON, WASHINGTON," as per plat recorded in Volume 3 of Plats, page 85, records of Skagit County, Washington.

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

