

When recorded return to:  
Dick's Restaurant Supply North RE, LLC  
2963 1st Avenue South  
Seattle, WA 98134



201007010081

Skagit County Auditor

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**SPECIAL WARRANTY DEED**  
(Not Statutory)

THE GRANTOR(S) **State Street Retail Center, LLC**, a Washington limited liability company for and in consideration of Ten dollars and other good and valuable consideration in hand paid, bargains, sells, and conveys to Dick's Restaurant Supply North RE, LLC, a Washington limited liability company the following described estate, situated in the County of Skagit, State of Washington:

**Lot 12, "SOUTH MOUNT VERNON BUSINESS PARK BIDDING SITE PLAN", AS RECORDED September 10, 2997 under Auditor's File No. 200709100133.**

**GUARDIAN NORTHWEST TITLE CO.**

SUBJECT TO: Exceptions attached hereto and made a part thereof

99595-1

Tax Parcel Number(s): P126625, 8072-000-012-0000

State Street Retail Center LLC

By: Dan R. Mitzel, Managing Member

**NOTARY PUBLIC**  
STATE OF WASHINGTON  
**KAREN ALDERSON**  
My Appointment Expires Mar 28, 2011

June 28, 2010

STATE OF Washington }  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Dan B. mitzel and David A. Acquisti is/are the person(s) who appeared before me, and said person(s) acknowledge that they signed this instrument, on oath stated they is/are authorized to execute the instrument and acknowledge that as the managing members of State Street Retail Center LLC to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 6-28-10

Karen Alderson

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

1994

JUL 01 2010

Notary Public in and for the State of Washington  
Residing at Bellingham  
My appointment expires: 3-28-11

Amount Paid \$ 60,284.70  
Skagit Co. Treasurer  
By MM Deputy

**EXCEPTIONS:**

A. Relinquishment of rights of access to State Highway and of light, view and air under terms of Decree of Appropriation, entered November 12, 1973 in Skagit County Cause No. 32903.

B. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING RECORDED SURVEY:

Recorded: February 3, 2006  
Auditor's No.: 200602030192

C. EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:

Grantee: Puget Sound Energy, Inc., a Washington corporation  
Dated: May 11, 2006  
Recorded: May 22, 2006  
Auditor's No.: 200605220171  
Purpose: "...utility systems for purposes of transmission, distribution and sale of gas and electricity..."  
Area Affected: All streets and road rights-of-way and a strip of land 10 feet in width parallel to private/public street and road rights-of-way

D. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING BINDING SITE PLAN:

Binding Site Plan: South Mount Vernon Business Park Binding Site Plan  
Recorded: September 10, 2007  
Auditor's No.: 200709100133



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