

AFTER RECORDING MAIL TO:

Group Bronco Holdings, LLC
12926 Farm to Market Road
Mount Vernon, WA 98273



201303110102
Skagit County Auditor

3/11/2013 Page 1 of 2 10:34AM

Filed for Record at Request of:
First American Title Insurance Company National Commercial
Services

Space above this line for Recorders use only

GUARDIAN NORTHWEST TITLE CO.

105191-2

BARGAIN AND SALE DEED

File No: **NCS-585933-CLE**

Date: **March 07, 2013**

Grantor(s): **KeyBank National Association**

Grantee(s): **Group Bronco Holdings, LLC**

Abbreviated Legal: **Lots 11-15, Block 98, Amended Plat of Burlington, 4076-098-015-0008**

Assessor's Tax Parcel No(s): **P71963**

THE GRANTOR, KeyBank National Association, a national banking association, successor to Puget Sound Bank, Bellingham Bank (f/k/a Bellingham National Bank) and Valley Bank, for and in consideration of Ten Dollars (\$10.00) and other valuable consideration, in hand paid, bargains, sells and conveys to Group Bronco Holdings, LLC, a Washington limited liability company, the following described real estate, situated in the County of Skagit, State of Washington.

LEGAL DESCRIPTION: Real property in the County of Skagit, State of Washington, described as follows:

SITUATED IN THE COUNTY OF SKAGIT AND STATE OF WASHINGTON, AND BEING LOTS 11 THROUGH 15, BLOCK 98, AMENDED PLAT OF BURLINGTON, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 3 OF PLATS, PAGE(S) 17, RECORDS IN SKAGIT COUNTY, WASHINGTON.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2013 814

MAR 11 2013

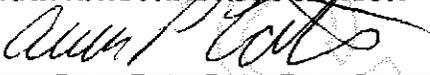
FIRST AMERICAN TITLE INS. CO.
NATIONAL COMMERCIAL SERVICES

No. NCS-585933-CLE

Amount Paid \$ 8015.00
Skagit Co. Treasurer
By *klc* Deputy

Subject To: This conveyance is subject to(1) covenants, conditions, restrictions, easements and other matters affecting title which appear in the public record, including those shown on any recorded plat or survey, (2) general and special real estate taxes and assessments which are a lien but are not yet due and payable, (3) matters created, suffered or permitted by or through Grantee or any of its principals, (4) roads, highways and other public rights of way, (5) zoning, land use and other governmental laws, rules and regulations, (6) matters which would be revealed by an accurate survey, and (7) the Declaration of Restrictions made by Grantor and recorded of even date herewith.

KEYBANK NATIONAL ASSOCIATION

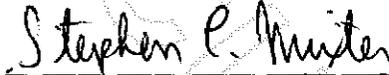


By: Andrew P. Latimer
Its: Senior Vice President

STATE OF OHIO)
)
) ss.
COUNTY OF CUYAHOGA)

On this 7th day of March, 2013, before me, a Notary Public in and for said County and State, personally appeared KeyBank National Association, by Andrew P. Latimer, its Senior Vice President, personally known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same in his authorized capacity, and executed this instrument by his signature on behalf of said organization.

WITNESS my hand and official seal.



Notary Public

My Commission expires:



STEPHEN C. MIXTER
Attorney At Law
NOTARY PUBLIC
STATE OF OHIO
My Commission Has
No Expiration Date
Section 147.03 O.R.C.

