

WHEN RECORDED MAIL TO:

MARK KANTOR
Kantor Taylor Nelson Evatt & Decina PC
901 Fifth Avenue, Suite 4000
Seattle, WA 98164



201405230049

Skagit County Auditor

\$75.00

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4 12:12PM

STATUTORY WARRANTY DEED

(Evergreen Manor)

LAND TITLE OF SKAGIT COUNTY

1468245

Grantor: **MERCY PROPERTIES WASHINGTON III LLC**, a Washington limited liability company

Grantee: **VILLA KATHLEEN REDEVELOPMENT LLLP**, a Washington limited liability limited partnership

Legal Description: **Ptn Lot 12, Sunrise Add, aka Lot 1, SP# CON-89-01,**
(Full Legal Descriptions on Exhibit A)

Tax Parcel Numbers: **4064-000-012-0001 (P70890)**

MERCY PROPERTIES WASHINGTON III LLC, a Washington limited liability company, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, hereby bargains conveys and warrants to **VILLA KATHLEEN REDEVELOPMENT LLLP**, a Washington limited liability limited partnership, the real property situated in Skagit County, Washington, described on the attached **Exhibit A**, by this reference incorporated herein as if fully set forth.

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**SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX**

20141755

MAY 23 2014

Amount Paid \$ 14,538.⁶³
Skagit Co. Treasurer
By *man* Deputy

GRANTOR'S SIGNATURE PAGE FOR SPECIAL WARRANTY DEED

DATED: MAY 22, 2014

MERCY PROPERTIES WASHINGTON III LLC,
a Washington limited liability company

By: Mercy Housing, Inc.,
a Nebraska nonprofit corporation
Its: Member

By: Bill Rumpf
Bill Rumpf, Vice President

STATE OF WASHINGTON)

COUNTY OF KING)

ss.

I hereby certify that I know or have satisfactory evidence that Bill Rumpf appeared before me, and acknowledged that he signed this instrument, on oath stated that he was authorized to execute this instrument, and acknowledged it as the Vice President of Mercy Housing, Inc., a Nebraska nonprofit corporation, a member of Mercy Properties Washington III LLC, a Washington limited liability company, to be the free and voluntary act of such entity for the uses and purposes mentioned in this instrument.

GIVEN under my hand and official seal on May 22, 2014.



Kathleen C. McCusker
Signature of Notary
Print Name: Kathleen C. McCusker
NOTARY PUBLIC in and for the State of
Washington, residing at: King Co.
My commission expires: 12/9/17

WARRANTY DEED



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**EXHIBIT A
LEGAL DESCRIPTION**

EVERGREEN

Lot 1, Concrete Short Plat No. SP# CON-89-01, approved June 14, 1989 and recorded on December 1, 1989, in Volume 8 of Short Plats, page 192, under Auditor's File No. 8912010018, records of Skagit County, Washington, being a portion of Lot 12, Plat of Sunrise Addition, in Volume 4 of Plats, Page 44, records of Skagit County, Washington.

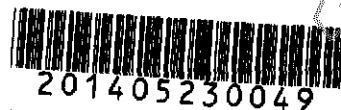
Situate in the Town of Concrete, County of Skagit, State of Washington.

And Subject To Those Items Shown on Exhibit B Hereto.



EXHIBIT B

1. Real Estate Taxes Not yet Due or Payable
2. Municipal assessments and impact fees, if any, levied by the Town of Concrete.
3. Deed of Trust from Evergreen Apartment Associates, a Washington limited partnership, to Farmers Home Administration, United States Department of Agriculture, acting through the United States Director of the Farmers Home Administration for the State of Washington in the amount of \$619,400.00, dated January 31, 1985, recorded January 31, 1985 as Auditor's File No. 8501310041.
4. Regulatory Agreement in favor of Washington State Housing Finance Commission recorded September 17, 2003, as Auditor's File No. 200309170171.
5. Restrictive Use Covenant in favor of United States of America Acting through the Rural Housing Service United States Department of Agriculture recorded September 17, 2003 under Auditor's File No. 200309170176.
6. UCC Financing Statement in favor of United States of America acting through United States Dept. of Agriculture, Rural Housing Service, recorded September 17, 2003 under Auditor's File Number 200309170177, as continued on April 1, 2008 under Auditor's File No. 200804010037 and August 5, 2013 under Auditor's /File No. 201308050036.
7. Rights of Tenants, as tenants only, under unrecorded residential leases.
8. Easement in favor of Puget Sound Energy, Inc., for Electric transmission and/or distribution line, together with necessary appurtenances, recorded September 25, 1984, under Auditor's File No. 8409250055.
9. Easement(s) contained in Dedication of said plat.



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