

When recorded return to:
Skagit Farms, LLC
P. O. Box 10040
Bainbridge Island, WA 98110-0040

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20144762
DEC 15 2014

201412150224
Skagit County Auditor
12/15/2014 Page

1 of 3 \$74.00
3:42PM

Amount Paid \$ 3,666.60
Skagit Co. Treasurer
By *mam* Deputy

STATUTORY WARRANTY DEED

GUARDIAN NORTHWEST TITLE CO.
107832

THE GRANTOR(S) Steve Benson, as his separate property, and Victor L. Benson, as Successor Trustee of the Benson Family Trust dated June 5, 2000, for and in consideration of Ten Dollars and other good and valuable consideration in hand paid, convey and warrant to Skagit Farms, LLC, a Washington limited liability company, the following described real estate, situated in the County of Skagit, State of Washington:

Tract 2 of Skagit County Short Plat No. 18-76, approved October 4, 1976 and recorded October 5, 1976 as Auditor's File No. 843763, in Book 1 of Short Plats, Page 181, records of Skagit County, Washington; being a portion of the West ½ of the West ½ of the Northeast ¼ of the Southeast ¼ of Section 8, Township 33 North, Range 4 East W.M.

Tax Parcel Number(s): 330408-4-004-0007 (P16559)

TOGETHER WITH all rights, permits, applications, certificates, certifications, registrations and other authorizations, entitlements and eligibilities for the appropriation and/or use of water appurtenant to the above-described real property including, but not limited to, those arising under and/or evidenced by those certain instruments of record identified more fully on Exhibit A hereto, which, by this reference, is incorporated herein as though fully set forth, and all right, title and interest of the grantors to and/or in all such rights, permits, applications, certificates, certifications, registrations, authorizations, entitlements and eligibilities; and

TOGETHER WITH all benefits to the above-described real property of all easements, reservations and other rights, permits, applications, certificates, certifications, registrations, authorizations, entitlements and eligibilities benefiting the said real property, and all right, title and interest of the grantors thereto and/or therein; and

SUBJECT TO reservations, encumbrances, restrictions, limitations and conditions set forth in those certain instruments of record identified more fully on Exhibit B hereto, which, by this reference, is incorporated herein as though fully set forth.

Dated this 5th day of December, 2014.

Steve Benson
Victor Benson

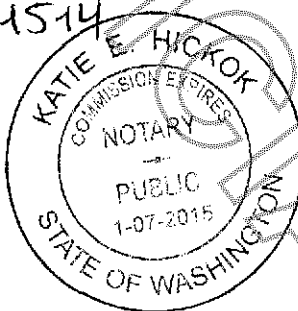
STATE OF WASHINGTON
COUNTY OF SKAGIT

ss.

I certify that I know or have satisfactory evidence that Victor L. Benson, 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 and acknowledged it as the successor trustee of the Benson Family Trust dated June 5, 2000 to be his free and voluntary act and the free and voluntary act of such trust for the uses and purposes mentioned in this instrument.

Dated:

121514



Notary name printed or typed: Katie E Hickok
Notary Public in and for the State of WA
Residing at Wenatchee
My appointment expires: 1-7-15

STATE OF WASHINGTON
COUNTY OF SKAGIT

ss.

I certify that I know or have satisfactory evidence that Steve Benson 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 this instrument.

Dated:

121514

Notary name printed or typed: Katie E Hickok
Notary Public in and for the State of WA
Residing at Wenatchee
My appointment expires: 1-7-15

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201412150224

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EXHIBIT A

Certificate of Water Right for Surface Water, Application Number 23638, Permit Number S1-00551P, Certificate Number S1-00551C, issued August 31, 1978, by the State of Washington Department of Ecology to Robert H. Benson; and

Certificate of Surface Water Right, Certificate Record No. 16, Page No. 7688, issued by the State Supervisor of Water Resources of Washington to Louis Flowers on August 8, 1959, and Appropriation Permit No. 11339 issued by the State Supervisor of Water Resources, as transferred to the real property described in the Statutory Warranty Deed to which this Exhibit A is appended and as converted to a permit to appropriate and use ground water by that certain Report of Examination for Water Right Change and Order in respect of Application for Change Number CS1-*15329C, issued July 8, 2014, by the State of Washington Department of Ecology; and

Agreement, dated _____, among various parties, recorded July 16, 1910, as Auditor's File No. 80366, in Volume 80 of Deeds, at page 560, records of Skagit County, Washington; and

Agreement, dated July 3, 1913, among various parties, recorded December 3, 1913, as Auditor's File No. 99561, in Volume 95 of Deeds, at page 429, records of Skagit County, Washington.

EXHIBIT B

Easement, dated March 31, 1926, granted to Puget Sound Power & Light Company, recorded April 9, 1926, as Auditor's File Nos. 193054 and 193056, records of Skagit County, Washington; and

Skagit County Short Plat No. 18-76, approved October 4, 1976 and recorded October 5, 1976 as Auditor's File No. 843763, in Book 1 of Short Plats, Page 181, records of Skagit County, Washington.

Agreement, dated _____, among various parties, recorded July 16, 1910, as Auditor's File No. 80366, in Volume 80 of Deeds, at page 560, records of Skagit County, Washington; and

Agreement, dated July 3, 1913, among various parties, recorded December 3, 1913, as Auditor's File No. 99561, in Volume 95 of Deeds, at page 429, records of Skagit County, Washington; and

Lot Certification, dated May 27, 2010, recorded June 2, 2010 as Auditor's File No. 201006020063, and Lot Certification, dated October 15, 2014, recorded October 17, 2014 as Auditor's File No. 201410170032, records of Skagit County, Washington.

STATUTORY WARRANTY DEED

