



Skagit County Auditor \$75.00
5/22/2015 Page 1 of 4 10:40AM

When recorded return to:
1520 College Way, LLC
1520 E. College Way
Mount Vernon, WA 98273

Recorded at the request of:
File Number: A109407

GUARDIAN NORTHWEST TITLE CO.
Statutory Warranty Deed A109407-1

THE GRANTORS Norman A. Lindberg and Harriet Massar Lindberg, as Trustees of the Lindberg Family Trust, dated May 24, 1999, and Norman A. Lindberg, individually as his interests may appear for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to GRANTEE 1520 College Way, LLC, a Washington Limited Liability Company the following described real estate, situated in the County of Skagit, State of Washington.

Abbreviated Legal:
Lots 25, 26, 30, 31 and 32, "PARKER BUSINESS CENTER" and adjoining private streets in Parker Business Center

For Full Legal See Attached Exhibit "A"

This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey as described in Exhibit "B" attached hereto

Tax Parcel Number(s): P80384, 4367-000-025-0000, P80385, 4367-000-026-0009, P80389, 4367-000-030-0003, P80390, 4367-000-031-0002, P80391, 4367-000-032-0001, P80482, 4367-000-114-0705, P80477, 4367-000-114-0200, P80488, 4367-000-115-0308, P80490, 4367-000-115-0605, P80493, 4367-000-116-0208

Dated 5/18/2015

Lindberg Family Trust

By: Norman A. Lindberg, Trustee

Norman A. Lindberg

By: Harriet Massar Lindberg, Trustee
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20151839
MAY 22 2015
Amount Paid \$ 17,805.⁰⁰
Skagit Co. Treasurer
By Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Norman A. Lindberg and Harriet Massar Lindberg are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it as the Trustees of the Lindberg Family Trust, to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 5-20-15

Notary Public in and for the State of Washington
Residing at Burlington WA
My appointment expires: 6-9-18



STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Norman A. Lindberg, the person who appeared before me, and said person(s) acknowledged that he signed this instrument and acknowledge it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Date: 5-20-15

Tricia Cisneros

Printed Name: TRICIA CISNEROS
Notary Public in and for the State of Washington
Residing at Burlington WA
My appointment expires: 6-9-18



UNOFFICIAL DOCUMENT

EXHIBIT A

PARCEL ONE:

Lot 30, "PARKER BUSINESS CENTER", as per plat recorded in Volume 11 of Plats, pages 91 through 96, inclusive, records of Skagit County, Washington.

TOGETHER with the Easterly ½ of Buck Way and the North ½ of Jay Way private roads adjoining thereto.

PARCEL TWO:

Lots 25 and 26, and the North 10 feet of Lots 31 and 32, "PARKER BUSINESS CENTER", as per plat recorded in Volume 11 of Plats, pages 91 through 96, inclusive, records of Skagit County, Washington.

TOGETHER WITH that portion of private roads shown as private College Way and the West 15 feet of Parker Way adjoining said premises.

PARCEL THREE:

Lots 31 and 32, EXCEPT the North 10 feet thereof, "PARKER BUSINESS CENTER", as per plat recorded in Volume 11 of Plats, pages 91 through 96, inclusive, records of Skagit County, Washington.

TOGETHER WITH that portion of private roads shown as the Northerly ½ of Jay Way and the West 15 feet of Parker Way adjoining thereto.

EXHIBIT B

EXCEPTIONS:

A. PROTECTIVE COVENANTS, EASEMENTS AND/OR ASSESSMENTS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN:

Recorded: March 23, 1977
Recorded: May 19, 1978
Auditor's No.: 879820
Executed By: Parker J. Buck and Ruby A. Potter

Said covenants have also been amended, modified or in part waived as to some lots of the "PARKER BUSINESS CENTER", as disclosed by various sales instruments executed by the Patti Corporation.

Said Covenants were amended by documents recorded as Auditor's File Nos. 8101200041, 8412130027, 8501310044, and 8808230079.

B. ALL EASEMENTS, COVENANTS, RESTRICTIONS, ENCROACHMENTS AND OTHER MATTERS SHOWN ON THE FACE OF THE FOLLOWING SURVEY/PLAT:

Name: Plat of Parker Business Center
Recorded: December 2, 1977
Auditor's No.: 869706

C. Any tax, fee, assessments or charges as may be levied by College Way Village Association.

D. STANDARD PARTICIPATION CONTRACT, (REGARDING SEWERS), INCLUDING THE TERMS AND CONDITIONS THEREOF:

Between: City of Mount Vernon, a Municipal Corporation
And: Norman Lindberg
Dated: September 6, 1979
Recorded: September 12, 1979
Auditor's No.: 7909120014
Affects: Parcels TWO and THREE

By said instrument the City of Mount Vernon also acknowledged payment of \$782.29.