

WHEN RECORDED RETURN TO:

J. R. T. HOLDINGS
PO BOX 752
LYNDEN WA 98264



201509300161

Skagit County Auditor \$74.00
9/30/2015 Page 1 of 3 4:12PM

Chicago Title Insurance Company

425 Commercial Street - Mount Vernon, Washington 98273

DOCUMENT TITLE(s)

1. STATUTORY WARRANTY DEED
- 2.
- 3.

CHICAGO TITLE
020025214

REFERENCE NUMBER(s) OF DOCUMENTS ASSIGNED OR RELEASED:

Additional numbers on page _____ of the document

GRANTOR(s):

1. PROVITRO BIOSCIENCES LLC
- 2.
- 3.

Additional names on page _____ of the document

GRANTEE(s):

1. J. R. T. HOLDINGS (U.S.), INC.
- 2.
- 3.

Additional names on page _____ of the document

ABBREVIATED LEGAL DESCRIPTION:

PTN NW NE 24-34-3 AND TRACT D, SCSP NO. 28-76

Complete legal description is on page 3 of the document

ASSESSOR'S PROPERTY TAX PARCEL ACCOUNT NUMBER(s):

P22577 / P22573

(sign only if applicable) I am requesting an emergency nonstandard recording for an additional fee as provided in RCW 36.18.010. I understand that the recording processing requirements may cover up or otherwise obscure some part of the text of the original document.

Signature _____

This cover sheet is for the County Recorder's indexing purposes only.
The Recorder will rely on the information provided on the form and will not read the document to verify the accuracy or completeness of the indexing information provided herein.

WHEN RECORDED RETURN TO:

J.R.T. Holdings (U.S.), Inc., a Washington corporation
PO Box 752
Lynden WA 98264

Escrow Number: 01049-20960
Filed for Record at Request of: *Stewart Title Company*

STATUTORY WARRANTY DEED

THE GRANTOR(S), Provitro Biosciences LLC for and in consideration of Ten Dollars and other good and valuable consideration in hand paid, conveys and warrants to J.R.T. Holdings (U.S.), Inc., a Washington corporation the following described real estate, situated in the County of Skagit, State of Washington:

LEGAL DESCRIPTION ON EXHIBIT " A " ATTACHED HERETO AND MADE A PART HEREOF.

Subject to: 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.

Abbreviated Legal: (Required if full legal not inserted above.)

Ptn NW NE, 24-34-03 and Tract D Skagit County Short Plat No. 28-76. Tax/Map Id(s): Tax Account No.: P22573 / 340324-1-009-0008 and P22577 / 340324-1-012-0003

Tax Parcel Number(s): P22577 / P22573

Dated: September 24, 2015

PROVITRO BIOSCIENCES LLC

Steven A. Ednie

State of Washington

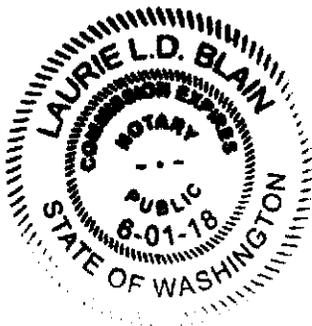
County of

I certify that I know or have satisfactory evidence that Steven A. Ednie as Director of Provitro Biosciences LLC is the person who appeared before me, and said person acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: September 24, 2015

Laurie L.D. Blain

Notary name printed or typed: Laurie L.D. Blain
Notary Public in and for the State of WA
Residing at Shoreline
My appointment expires: 6-1-2018



SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2015 4006

SEP 30 2015

#B
35,254.00
~~35,419.00~~

Amount Paid \$
Skagit Co. Treasurer
Deputy

BY #B

ss.

EXHIBIT "A"

For APN/Parcel ID(s): P22573 / 340324-1-009-0008 and P22577 / 340324-1-012-0003

PARCEL A:

The East Half of the Northwest Quarter of the Northeast Quarter of Section 24, Township 34 North, Range 3 East of the Willamette Meridian;

EXCEPT roads and ditch right-of-ways;

ALSO EXCEPT the following described tracts:

The Southeast Quarter of the Northwest Quarter of the Northeast Quarter;

Beginning at the Northeast corner of said Northwest Quarter of the Northeast Quarter;
Thence West along the North line of said subdivision a distance of 208 feet;
Thence South parallel with the East line of said Northwest Quarter of the Northeast Quarter a distance of 224.42 feet;
Thence East parallel with the North line of said Northwest Quarter of the Northeast Quarter a distance of 208 feet to the East line of said subdivision;
Thence North along the East line of said Northwest Quarter of the Northeast Quarter a distance of 224.42 feet to the point of beginning;

The West 155 feet of the North 135 feet of that portion of the East Half of the Northwest Quarter of the Northeast Quarter of Section 24, Township 34 North, Range 3 East of the Willamette Meridian, lying South of the Dunbar Road running along the North line of said subdivision;

The South 83 feet of the North 238 feet of the West 155 feet of the East Half of the Northwest Quarter of the Northeast Quarter of Section 24, Township 34 North, Range 3 East of the Willamette Meridian;

Situated in Skagit County, Washington.

PARCEL A.1

A Non-exclusive easement for ingress, egress and utilities over, under and across the East 20 feet of the West 175 feet of the North 155 feet of that portion of the East Half of the Northwest Quarter of the Northeast Quarter of Section 24, Township 34 North, Range 3 East of the Willamette Meridian, lying South of the Dunbar Road.

Situated in Skagit County, Washington.

PARCEL B:

Tract D of SKAGIT COUNTY SHORT PLAT NO. 28-76, approved July 15, 1976 and recorded July 16, 1976 in Volume 1 of Short Plats, page 150, under Auditor's File No. 839197, records of Skagit County, Washington.
Situated in Skagit County, Washington.

PARCEL B.1

A non-exclusive easement for ingress, egress and utilities as shown on SKAGIT COUNTY SHORT PLAT NO. 28-76, approved July 15, 1976 and recorded July 16, 1976 in Volume 1 of Short Plats, page 150, under Auditor's File No. 839197, records of Skagit County, Washington.

Situated in Skagit County, Washington.