



201705160069

FILED FOR RECORD AT THE  
REQUEST OF/RETURN TO:

Skagit County Auditor

\$75.00

5/16/2017 Page

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3 10:20AM

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\_\_\_\_\_  
\_\_\_\_\_

SPECIAL WARRANTY DEED

GUARDIAN NORTHWEST TITLE CO.

Grantor (s): FANCYWOOD INTERNATIONAL, LLC, 113251  
a Washington limited liability company

Grantee (s): EAGLEMONT <sup>OPERATING</sup> ~~GOLF~~ PARTNERS USA LLC,  
a Delaware limited liability company

Abbreviated Legal: Portion of Section 26, Township 34 north, Range 4 East, W.M.; Portion  
of Lots 67, 68 and 202 Eaglemont Phase 1A and Portion Lot 132,  
Eaglemont Phase 1B

Additional Legal on page(s): Exhibit "A"

Assessor's Tax Parcel Nos.: P104336 / 4621-000-067-0006

For and in consideration of \$10 and other good and valuable consideration, FANCYWOOD  
INTERNATIONAL, LLC, a Washington limited liability company in hand paid, bargains,  
sells and conveys to EAGLEMONT ~~GOLF~~ PARTNERS USA LLC, a Delaware limited  
liability company the following described real estate, situated in the County of Skagit, State of  
Washington:

\* OPERATING

See Exhibit "A"

Dated this 03 day of March, 2017.

/// (signature and acknowledgement follow) ///

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20172111  
MAY 16 2017

Special Warranty Deed - 1

Amount Paid \$101,465.00  
Skagit Co. Treasurer  
By *Mdm* Deputy

FANCYWOOD INTERNATIONAL, LLC

By *Vichai Tanpatanarat*  
VICHAI TANPATANARAT  
Its Managing Member

Kingdom of Thailand  
Bangkok Metropolis )  
Embassy of the United States ) SS  
of America )

I certify that I know or have satisfactory evidence that VICHAI TANPATANARAT 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 Managing Member of FANCYWOOD INTERNATIONAL, LLC, a Washington limited liability company, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: this \_\_\_\_\_ day of - 3 MAR 2017, 2017.

Cathy T. Moffit  
Counsel Associate of the  
United States of America

*[Signature]*  
(Signature)  
NOTARY PUBLIC  
Print Name: \_\_\_\_\_  
My appointment expires: Indefinite



Exhibit "A"  
Legal Description

Lot 67 of the "Plat of EAGLEMONT Phase 1A" as per plat recorded in Volume 15 of Plats, Pages 130- 146, inclusive, records of Skagit County, Washington;

EXCEPT those portions of Lot 67 as described on the seven following described documents: Auditor's File Nos. 9704300139, 9710090071, 9810080045, 200303280232, 200711060074 (a rerecording of 200601110039), 201612200006, and 201612200007;

TOGETHER WITH those portions of Lot 68 and Tract 202 of said plat boundary adjusted thereto as described on the four following described documents: Auditor's File Nos. 9810080044, 200303280230, 201612200004 and 201612200005; TOGETHER WITH a non-exclusive easement for ingress, egress and utilities over, across and under a portion of said plat as described on said 201611200005;

ALSO TOGETHER WITH that portion of Section 26, Township 34 North, Range 4 East, W.M. as described on document recorded as Auditor's File No. 201612200004;

ALSO TOGETHER WITH that portion of Lot 132, "Plat of Eaglemont, Phase 1B, Division 3" as per plat recorded October 25, 2004 as Auditor's File No. 200410250250, records of Skagit County, as described on document recorded as Auditor's File No. 200504220127; TOGETHER WITH a non-exclusive "Access Easement for Utilities" over and across a portion of said Lot 132 as described on said 200504220127.

Situate in Skagit County, Washington.