



201902280149

02/28/2019 04:01 PM Pages: 1 of 7 Fees: \$105.00
Skagit County Auditor

**RECORDING REQUESTED BY AND
WHEN RECORDED MAIL TO:**

PORT OF SKAGIT COUNTY
15400 AIRPORT DRIVE
BURLINGTON, WA 98233

**SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX**

2019 718

FEB 28 2019

Amount Paid \$ 35,605.⁰⁰
Skagit Co. Treasurer
By *mm* Deputy

(Space above this line is for Recorder's use)

GUARDIAN NORTHWEST TITLE CO.

STATUTORY WARRANTY DEED

18-1271

The information contained in this boxed section is for recording purposes only pursuant to RCW 356.18 and RCW 65.04, and is not to be relied upon for any other purpose, and shall not affect the intent of or any warranty contained in the document itself.

Grantor: Alyeska Skagit Hangars, LLC, a Washington Limited Liability Company
Grantee: Port of Skagit County, a Washington public port district
Reference Number(s) of Documents Assigned or Released: N/A
Abbreviated Legal Description: Building only located on Portion of Lots 73 and 74 Amended Skagit Regional Airport Binding Site Plan
Assessor's Parcel Number(s): P116171; P120178

The GRANTOR, Alyeska Skagit Hangars, LLC, a Washington Limited Liability Company, for an in consideration of Ten Dollars (\$10) and other valuable consideration in hand paid, conveys and warrants to GRANTEE, the Port of Skagit County, a Washington public port district, the property legally described as follows:

All improvements located at 15452 Airport Drive Burlington, Washington, pursuant to the Lease recorded January 14, 2019 as Auditor's File No. 201901140090, and any amendments thereto, located on the two following described properties:

LEASE TRACT "B1"

That portion of Parcel B "AFTER" of that certain boundary line adjustment approved May 7, 2017 and recorded May 10, 2017 under Auditor's File Number 201707100057, records of Skagit County all within the Northwest quarter of Section 3, Township 34 North, Range 3 East, W.M., Skagit County Washington, being more particularly described as follows:

Commencing at the North quarter corner of said Section 3 as shown on said boundary line adjustment; thence North 88 degrees 44'25" West, along the North line of said Section 3, a distance of 704.01 feet to the intersection with the building restriction line, as shown on said boundary line adjustment; thence South 52 degrees 21'58" East, along said building restriction line 184.11 feet to the true point of beginning; thence North 52 degrees 21'58" West, along said building restriction line, 103.24 feet; thence North 37 degrees 40'44" East, 101.31 feet to a point here-in-after known as Reference point "A"; thence continuing 37 degrees 40'44" East, 4.75 feet; thence North 26 degrees 02'57" East, 67.37 feet to the intersection with the Southerly margin of a 60-foot wide right-of-way, as shown on said boundary line adjustment being a point on a curve, in which the radius bears North 15 degrees 42'26" West, thence along a curve to the left and on said Southerly margin, having a radius of 180.00 feet; through a central angle of 25 degrees 44'04", an arc distance of 80.85 feet to a point of compound curve; thence along a curve to the left and on said Southerly margin, having a radius of 399.59 feet; through a central angle of 4 degrees 34'16", an arc distance of 31.88 feet; thence South 37 degrees 40'53" West, 106.27 feet to the true point of beginning.

Said premises being also known as a portion of Lot 74 Amended Skagit Regional Airport Binding Site Plan recorded March 4, 2003 as Auditor's File No. 200303040030.

LEASE TRACT "B2"

That portion of Parcel B "after" of that certain boundary line adjustment approved May 7, 2017 and recorded May 10, 2017 under Auditor's File Number 201707100057, records of Skagit County all within the Northwest Quarter of Section 3, Township 34 North, Range 3 East, W.M., Skagit County Washington, being more particularly described as follows:

Commencing at the before-mentioned reference Point "A"; thence South 52 degrees 21'53" East, along the extension line of and face of an existing commercial building, 12.00 feet to the true point of beginning of said Lease Tract "B2"; thence continuing South 52 degrees 21'53" East 101.17 feet; thence North 37 degrees 38'07" East, 30.24 feet; thence North 52 degrees 21'53" West, 101.17 feet; thence South 37 degrees 38'07" West, 30.24 feet to the true point of beginning.

Said premises being also known as a portion of Lot 73 Amended Skagit Regional Airport Binding Site Plan recorded March 4, 2003 as Auditor's File No. 200303040030.

SUBJECT TO CONDITIONS, DEDICATIONS, BOUNDARY DISCREPANCIES, ENCROACHMENTS, RESTRICTIONS, COVENANTS AND RESTRICTIONS OF RECORD;

AND FURTHER SUBJECT TO THAT CERTAIN LAND LEASE RECORDED SKAGIT COUNTY AF No. 201901140090 AND BUILDING LEASE EVIDENCED BY THE MEMORANDUM OF LEASE RECORDED UNDER SKAGIT COUNTY AF No. 201710060101;

AND FURTHER SUBJECT TO the "ACKNOWLEDGEMENT" attached hereto.

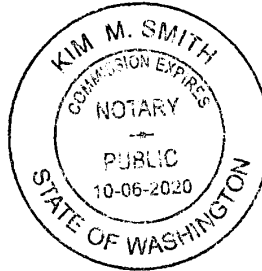
All Situate in County of Skagit, State of Washington.

GRANTOR:

ALYESKA SKAGIT HANGARS, LLC

By: 2-28-19

Jeff Hendricks
 Its Member
 2415 T Ave., Suite 208
 Anacortes, Washington 98221



STATE OF WASHINGTON)

) ss

COUNTY OF SKAGIT)

On this 28 day of February, 20 19, before me, the undersigned Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Jeff Hendricks to me known to be a Member of the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that he is duly authorized to execute the said instrument.

WITNESS my hand and official seal hereto affixed the day and year first above written.

Kim M. Smith
 (signature)

Kim M. Smith
 (printed name)

NOTARY PUBLIC in and for the State of
 Washington, residing at: MOUNT VERNON
 My appointment expires: 10-6-2020

STATUTORY WARRANTY DEED

ALYESKA SKAGIT HANGARS, LLC TO PORT OF SKAGIT COUNTY

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ACKNOWLEDGEMENT

The Port of Skagit County, Alyeska Skagit Hangars, LLC, and Corporate Air Center LLC, acknowledge that the legal description for Lease Tract "B2" at pages 24 and 49 of the Land Lease Agreement recorded as Auditor's File No. 201901140090 was intended to reference Lot 73 instead of Lot 74 shown thereon and therefore the legal description on this Deed correctly references Lot 73.

PORT OF SKAGIT COUNTY

By: 

Patricia H. Botsford-Martin
 Its: Executive Director
 15400 Airport Drive
 Burlington, Washington 98233

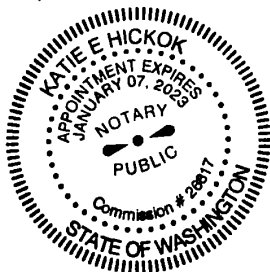
STATE OF WASHINGTON)

) ss

COUNTY OF SKAGIT)

On this 27th day of February, 2019 before me, the undersigned, a Notary Public in and for the state of Washington, duly commissioned and sworn, personally appeared Patricia H. Botsford-Martin, to me known to be the Executive Director of the Port of Skagit County, a municipal corporation, the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that they are authorized to execute the said instrument.

WITNESS my hand and official seal hereto affixed the day and year first above written.




 (signature)

Katie E. Hickok
 (printed name)

NOTARY PUBLIC in and for the State of
 Washington, residing at: Wt Vernon
 My appointment expires: 1-7-23

STATUTORY WARRANTY DEED
 ALYESKA SKAGIT HANGARS, LLC TO PORT OF SKAGIT COUNTY

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ALYESKA SKAGIT HANGARS, LLC

By: 

Jeff Hendricks

Its: Member

2415 T Ave., Suite 208

Anacortes, Washington 98221

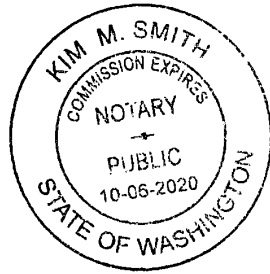
STATE OF WASHINGTON)

) ss

COUNTY OF SKAGIT)

On this 28 day of February, 2019, before me, the undersigned Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Jeff Hendricks to me known to be a Member of the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that he is duly authorized to execute the said instrument.

WITNESS my hand and official seal hereto affixed the day and year first above written.



Kim M. Smith
(signature)

Kim M. Smith
(printed name)

NOTARY PUBLIC in and for the State of
Washington, residing at: Mukwonago

My appointment expires: 10-6-2020

STATUTORY WARRANTY DEED

ALYESKA SKAGIT HANGARS, LLC TO PORT OF SKAGIT COUNTY

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CORPORATE AIR CENTER, LLC

By: Tim Lewis

Tim Lewis

Its: Member

Address: 15452 Airport Drive

Burlington, WA 98233

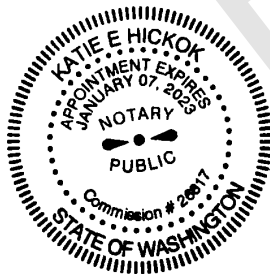
STATE OF WASHINGTON)

) ss

COUNTY OF SKAGIT)

On this 28th day of February, 2019, before me, the undersigned Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Tim Lewis to me known to be a Member of the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that he is duly authorized to execute the said instrument.

WITNESS my hand and official seal hereto affixed the day and year first above written.



Katie E. Hickok

(signature)

Katie E. Hickok

(printed name)

NOTARY PUBLIC in and for the State of

Washington, residing at: Mt VernonMy appointment expires: 1-7-23

STATUTORY WARRANTY DEED

ALYESKA SKAGIT HANGARS, LLC TO PORT OF SKAGIT COUNTY

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