

AFTER RECORDING MAIL TO:

Marcus L. Zahrt and Jacqueline Vannice
18419 Peregrine Lane
Mount Vernon, WA 98274

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2019-3938

Sep 11 2019

Amount Paid \$17894.00
Skagit County Treasurer
By Marilyn Martich Deputy

Filed for Record at Request of:
Land Title & Escrow of Skagit & Island County
Escrow No.: 01-163244-OE

Land Title and Escrow

Statutory Warranty Deed

THE GRANTOR MEADOW MILL HOLDINGS LLC SERIES 1, a Delaware Limited Liability Company for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **MARCUS L. ZAHRT and JACQUELINE VANNICE, a married couple** the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:
Lot 28 and Ptn Lot 29, Cascade Ridge PUD.

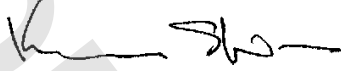
For Full Legal See Attached Exhibit "A"

Tax Parcel Number(s):
4530-000-028-0017, P83878

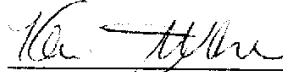
Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on our Schedule "B-1" of Land Title Company's Preliminary Commitment Number 01-173450-OE.

Dated August 28, 2019

Meadow Mill Holdings LLC Series 1, a Delaware
Limited Liability Company



By: Kevin E. Ware, Member



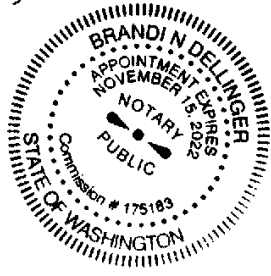
By: Kari J. Ware, Member

STATE OF Washington
COUNTY OF Skagit SS:

I certify that I know or have satisfactory evidence that **Kevin E. Ware and Kari J. Ware** signed this instrument, on oath stated that **they** are authorized to execute the instrument and acknowledged it as the **Members** of **MEADOW MILL HOLDINGS LLC SERIES 1, a Delaware Limited Liability Company** to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated:

Aug. 29 2019



Brandi N. Dellinger
Notary Public in and for the State of Washington
Residing at Sedro-Woolley
My appointment expires: Nov. 15th, 2022

EXHIBIT A

PARCEL "A":

Lot 28, "CASCADE RIDGE P.U.D.," as per plat recorded in Volume 14 of Plats, pages 112 through 121, inclusive, records of Skagit County, Washington.

TOGETHER WITH that portion of Lot 29, "CASCADE RIDGE P.U.D.," being more particularly described as follows:

Beginning at the Northerlymost corner of said Lot 29, "CASCADE RIDGE P.U.D.," also being a common corner to Lots 28 and 31 of said Plat;
thence South 44°14'08" West along the common line between said Lots 28 and 29, 490.00 feet to the corner common to Lots 27, 28 and 29 of said Plat;
thence North 75°54'53" East on a projection of the common line between said Lots 27 and 28 of said Plat, 503.92 feet, more or less, to the Easterly line of said Lot 29 at a point bearing South 32°45'02" East from the point of beginning;
thence North 32°45'02" West along said Easterly line 271.62 feet, more or less, to the point of beginning.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

A 20-foot-wide easement for driveway purposes over a portion of open space area as conveyed to Kevin Ware and Kari Ware, husband and wife, recorded on September 12, 1997, under Skagit County Auditor's File No. 9709120003.

Situate in the County of Skagit, State of Washington.