

When recorded return to:

Yacht Properties, LLC
6811 Guide Meridian Road
Lynden, WA 98264SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2020-1818

May 27 2020

Amount Paid \$22690.00

Skagit County Treasurer

By Marissa Guerrero Deputy

STATUTORY WARRANTY DEED

GNW 20-4504

THE GRANTOR(S) Spire LLC, a Limited Liability Company, PO Box 496014, Redding, CA 96049,

for and in consideration of ten dollars and other valuable consideration

in hand paid, conveys, and warrants to Yacht Properties, LLC, a Limited Liability Company

the following described real estate, situated in the County Skagit, State of Washington:

FOR PROPERTY DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART
HEREOF.

Abbreviated legal description: Property 1:

Lot 2 of Sierra Pacific BSP PL 08-031 in E 1/2 of Sec. 9, Twp 34 N., R. 3 E., WM

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): P129950

Dated: May 21, 2020

Spire LLC, a Limited Liability Company

By: [Signature]

M. D. Emmerson, Authorized Agent

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ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

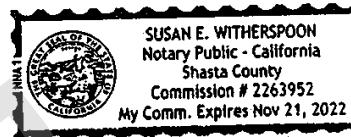
State of California
County of Shasta

On May 21, 2020 before me, Susan E. Witherspoon, Notary Public
(insert name and title of the officer)

personally appeared M. L. Emmerson
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature Susan E. Witherspoon (Seal)

EXHIBIT A
LEGAL DESCRIPTION

Property Address: State Route 20, Burlington, WA 98273

Tax Parcel Number(s): P129950

Property Description:

Lot 2 of "Sierra Pacific Binding Site Plan PL 08-0315" approved November 16, 2009 and recorded November 16, 2009 as Skagit County Auditor's File No. 200911160068 being a portion of the East 1/2 of Section 9, Township 34 North, Range 3 East, W.M.

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EXHIBIT B

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1. Any and all offers of dedications, conditions, restrictions, easements, fence line/boundary discrepancies and encroachments, notes, provisions and/or any other matters as disclosed and/or delineated on the face of the following plat/short plat/survey named Sierra Pacific BSP PL 0315 recorded 11/16/2009 as Auditor's File No. 200911160068.
 2. Lot certification, including the terms and conditions thereof, recorded 11/16/2009 as Auditor's File No. 200911160070. Reference to the record being made for full particulars. The company makes no determination as to its affects.
 3. Easement, affecting a portion of subject property for the purpose of oil pipeline including terms and provisions thereof granted to Trans Mountain Oil Pipe Line Corporation recorded 07/09/1954 as Auditor's File No. 506571
 4. Easement, affecting a portion of subject property for the purpose of roadway and franchise access to any utilities including terms and provisions thereof granted to Skagit County recorded 07/27/2001 as Auditor's File No. 200107270007
 5. Easement, affecting a portion of subject property for the purpose of Sewer System including terms and provisions thereof granted to City of Burlington recorded 01/07/2002 as Auditor's File No. 200301070173
 6. Avigation Easement, affecting the air space over and above subject property for the purpose of unobstructed passage of aircraft including the right to cause noise as may ensue from the operations of aircraft and together with the right to enter upon said lands for the removal of trees, structures or objects of natural growth which exceed elevation zones including terms and provisions thereof granted to Pot of Skagit County recorded 03/17/2005 as Auditor's File No. 200503170064.
 7. Easement, affecting a portion of subject property for the purpose of water and communication line including terms and provisions thereof granted to PUD No. 1 of Skagit County recorded 07/10/2007 as Auditor's File No. 200707100078.
 8. Regulatory notice/agreement regarding Airport Noise and Overflight Effects that may include covenants, conditions and restrictions affecting the subject property, recorded 03/05/2009 as Auditor's File No. 200903050091 .
- Reference is hereby made to the record for the full particulars of said notice/agreement. However, said notice/agreement may have changed or may in the future change without recorded notice. Said notice/agreement may pertain to governmental regulations for building or land use. Said matters are not a matter of title insurance. If such non-title insurance matters are shown, they are shown as a courtesy only, without the expectation that all such matters have been shown.
9. Easement affecting a portion of subject property for utility lines and related facilities and provisions therein, granted to Puget Sound Energy and/or its predecessors, recorded 06/08/2009, as Auditor's File No. 200906080133.
 10. Protective covenants, easements and/or assessments, but omitting restrictions, if any, based on race, color, religion or national origin executed by Sierra Pacific Industries, recorded 01/25/2010 as Auditor's File No. 201001250143.
 11. Easement, affecting a portion of subject property for the purpose of matters set forth therein including terms and provisions thereof granted to T.J. Pounder & Co. recorded 01/25/2010 as Auditor's File No. 201001250144.

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12. Easement, affecting a portion of subject property for the purpose of Storm Water including terms and provisions thereof granted to Sierra Pacific Industries recorded 12/29/2009 as Auditor's File No. 200912220047.

13. Any and all offers of dedications, conditions, restrictions, easements, fence line/boundary discrepancies and encroachments, notes, provisions and/or any other matters as disclosed and/or delineated on the face of the following plat/short plat/survey named Survey for PSE recorded 03/17/2010 as Auditor's File No. 201003170060.. Shows Adjoining Road and North line of subject property.

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