

Filed for Record at the Request of:

Gus Tsimouris
318 Highland Drive
Bellingham, Washington 98225

FirstAM
NCS-844967-A

Document Title(s): Statutory Warranty Deed

Reference No. of Documents Released/Assigned:

Grantor(s): KONSTANTINOS E. TSIMOURIS

Grantee(s): TSIMOURIS HOLDINGS BURLINGTON 1 LLC, a Washington limited liability company

Abbreviated Legal: Lot 2, Copeland Binding Site Plan recorded as Auditor's File No. 201208290056

Full Legal Description on Page 3 (Exhibit "A")

Assessor's Tax Parcel ID #: P131266, 8088-000-000-0002

Real Estate Excise Tax
Exempt
Skagit County Treasurer
By Lena Thompson
Affidavit No. 2021-4291
Date 09/17/2021

STATUTORY WARRANTY DEED

The GRANTOR, KONSTANTINOS E. TSIMOURIS, for and in consideration of transfer per WAC 458-61A-211(5) to family owned limited liability company, conveys and warrants to TSIMOURIS HOLDINGS BURLINGTON 1 LLC, a Washington limited liability company, all of his interest in the following described real estate, situated in the County of Skagit, State of Washington, including any after acquired title:

SEE LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A" AND
INCORPORATED HEREIN BY REFERENCE.

DATED this 31 day of August 2021.


KONSTANTINOS E. TSIMOURIS

STATUTORY WARRANTY DEED - 1

STATE OF WASHINGTON)
) ss.
COUNTY OF Whitman)

I certify that I know or have satisfactory evidence that KONSTANTINOS E. TSIMOURIS is the person who appeared before me, and said person acknowledged that he signed this Statutory Warranty Deed and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: August 31, 2021



Tory F Johnson
Name: Tory F Johnson
NOTARY PUBLIC in and for the State of
Washington residing at Whitman County.

STATUTORY WARRANTY DEED - 2

EXHIBIT A

LEGAL DESCRIPTION: Real property in the County of Skagit, State of Washington, described as follows:

LOT 2, "COPELAND BINDING SITE PLAN" APPROVED AUGUST 21, 2012 AND RECORDED AUGUST 29, 2012 AS SKAGIT COUNTY AUDITOR'S FILE NO. 201208290056;

TOGETHER WITH NON-EXCLUSIVE EASEMENTS FOR INGRESS AND EGRESS ESTABLISHED BY DOCUMENTS RECORDED AS SKAGIT COUNTY AUDITOR'S FILE NO'S. 200002160048 AND 201207060109 OVER AND ACROSS A PORTION OF LOT 2 OF SAID PLAN AS DELINEATED THEREON.

ALSO TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS OVER AND ACROSS PROPERTY TO THE SOUTH AS ESTABLISHED BY DOCUMENT RECORDED AS SKAGIT COUNTY AUDITOR'S FILE NO. 201207300247.

ALL OF THE ABOVE BEING A PORTION OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 7, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M.

Tax Parcel ID No. P131266/8088-000-000-0002