

RECORDING REQUESTED BY  
AND WHEN RECORDED MAIL TO:

SimonCRE JC Chippewa, LLC  
6900 East 2nd Street  
Scottsdale, Arizona 85251  
Attention: Joshua Simon

GNW 21-10779

(space above this line for Recorder's use only)

**SPECIAL WARRANTY DEED**  
**(Not Statutory)**

\*Boulevard

Grantor(s): 1162 South Burlington Blvd, LLC, a Washington limited liability company

Grantee(s): SimonCRE JC Chippewa, LLC, an Arizona limited liability company

Abbreviated Legal: Parcels "A" and "B" City of Burlington BSP recorded as AFN 9605300101

Assessor's Tax Parcel No(s): P108822/8010-000-001-0000 P108823/8010-000-002-0000

\*\*Boulevard

THE GRANTOR(S), 1162 South Burlington Blvd, LLC, a Washington limited liability company, for and in consideration of Ten Dollars (\$10.00) and other valuable considerations, in hand paid, bargains, sells, and conveys to SimonCRE JC Chippewa, LLC, an Arizona limited liability company, the following described real estate, situated in the County of Skagit, State of Washington:

**LEGAL DESCRIPTION:** The land referred to herein below is situated in the County of Skagit, State of Washington, and is described as follows:

**Parcels "A" and "B" of the certain City of Burlington Binding Site Plan, approved February 11, 1994 and recorded May 30, 1996 as Auditor's File No. 9605300101 in Volume 12 of Short Plats, Pages 105 and 106 records of Skagit County Washington being a portion of the Northwest ¼ of the Southwest ¼ of Section 5, Township 34 North, Range 4 East, WM.**

Subject To: 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.

[SIGNATURES BELOW]

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Affidavit No. 2022-479

Feb 09 2022

Amount Paid \$12010.00

Skagit County Treasurer

By Lena Thompson Deputy

Dated: February 8<sup>th</sup>, 2022

GRANTOR(s):

\*Boulevard  
1162 South Burlington Blvd, LLC, a  
Washington limited liability company

By: Edwin Stickle  
Name: H. Edwin Stickle  
Its: Member

STATE OF Washington } ss.  
COUNTY OF Skaagit }

This instrument was acknowledged before me this 8<sup>th</sup> day of February 2022, by Edwin Stickle as member of 1162 South Burlington Blvd, LLC, a Washington limited liability company, on behalf of the company.

[Signature]  
Notary Public

My Commission Expires:

2-21-22

