

When recorded return to:

CJ Holdings NC, LLC
907 30th Street
Anacortes, WA 98221

212117-LT

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 20241188
Jul 01 2024
Amount Paid \$109080.00
Skagit County Treasurer
By Lena Thompson Deputy

STATUTORY WARRANTY DEED

THE GRANTOR(S) **Mark A.M. Lione, a married man as his separate property**

for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE
CONSIDERATION – Pursuant to IRC Section 1031 Tax Deferred Exchange**

in hand paid, conveys and warrants to **CJ Holdings NC, LLC, a North Carolina Limited Liability
Company**

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

For Full Legal See Attached “Exhibit A”

Abbreviated Legal: (Required if full legal not inserted above.)

Lots 1-3, Blk 19, & Lots 16-20, Blk 20, Anacortes & Ptn Tr 33, Plate No, 9, Anacortes Tide and
Shore Lands

Tax Parcel Number(s): 3772-019-003-0007/P54960 & 350218-0-024-0108/P90580 & 3772-020-020-
0004/P54978 & 3772-020-018-0008/P54977 & 3772-020-017-0009/P54976

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record
including, but not limited to, those shown in Land Title Company’s Preliminary Commitment No.
212117-LT.

Dated: June 27, 2024

(attached to Statutory Warranty Deed)

Mr. A.M. Lione
Mark A.M. Lione

STATE OF WASHINGTON
COUNTY OF SKAGIT

This record was acknowledged before me on 15th day of July, 2024 by Mark A.M. Lione.

[Signature]
Signature

LPO
Title

My commission expires:

August 18, 2024

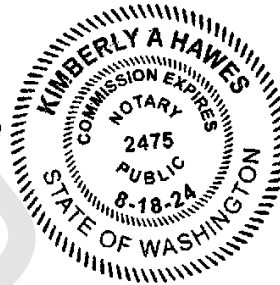


Exhibit A

PARCEL "A":

Lots 1, 2 and 3, Block 19, "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 2 of Plats, page 4, records of Skagit County, Washington. Situate in the City of Anacortes, County of Skagit, State of Washington.

Situate in the City of Anacortes, County of Skagit, State of Washington.

PARCEL "B":

Lots 16 through 20, Block 20, "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 2 of Plats, page 4, records of Skagit County, Washington. Situate in the City of Anacortes, County of Skagit, State of Washington.

Situate in the City of Anacortes, County of Skagit, State of Washington.

PARCEL "C":

All that portion of Tract 33, PLATE NO. 9, Tide and Shore Lands of Section 18, Township 35 North, Range 2 East, W.M., according to the plat thereof recorded in the Office of the Commissioner of Public Lands at Olympia, Washington, described as follows:

Beginning at the Northeast corner of Block 19, "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 2 of Plats, page 4, records of Skagit County, Washington;
thence South along the East line of said Block to an intersection with the Northwesterly line of said Tract 33, said point being the true point of beginning;
thence continuing South along the East line of said Block 19, extended Southerly to an intersection with the North line of the alley located within said Block 19, extended Easterly;
thence Westerly along said North line of the alley to an intersection with the Northwesterly line of said Tract 33;
thence Northeasterly along said Northwesterly line to the true point of beginning.

Situate in the City of Anacortes, County of Skagit, State of Washington.