

**AFTER RECORDING, RETURN TO:**

HOUSING AUTHORITY OF SKAGIT COUNTY  
1650 Port Dr  
Burlington, WA 98233  
Attn: Melanie Corey

Real Estate Excise Tax  
Exempt  
Skagit County Treasurer  
By Lena Thompson  
Affidavit No. 20243455  
Date 12/31/2024

**BARGAIN AND SALE DEED**

*(Raspberry Ridge II Apartments)*

GNW 21-13576

GRANTOR: **RASPBERRY RIDGE II LLC**  
GRANTEE: **HOUSING AUTHORITY OF SKAGIT COUNTY**  
ABBREVIATED LEGAL: **Ptn. Tracts 25 and 36 Burl. Acreage and Ptn. NW-SE and NE-SW of 33-35-04**  
**(Additional Legal Description on Exhibit A)**  
TAX PARCEL NO(S): **126057; 126054; 134896**

Effective this 21<sup>st</sup> day of November, 2024, **RASPBERRY RIDGE II LLC**, a Washington limited liability company ("Grantor"), for good and valuable consideration in hand paid, bargains, sells and conveys to the **HOUSING AUTHORITY OF SKAGIT COUNTY**, a public body corporate and politic of the State of Washington ("Grantee"), the real property situated in Skagit County, Washington, described on the attached **Exhibit A**, by this reference incorporated herein as if fully set forth. This conveyance is subject to the exceptions set forth on Exhibit B and incorporated herein by reference.

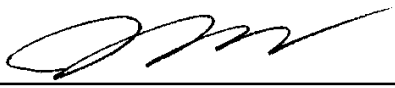
*[SIGNATURE PAGE(S) FOLLOW]*

[GRANTOR'S SIGNATURE PAGE TO BARGAIN AND SALE DEED]

DATED this 21<sup>st</sup> day of November, 2024.

**RASPBERRY RIDGE II LLC,**  
a Washington limited liability company

By: HOUSING AUTHORITY OF SKAGIT COUNTY, a  
public body corporate and politic of the State of  
Washington  
Its: Managing Member

By:   
Melanie Corey, Executive Director

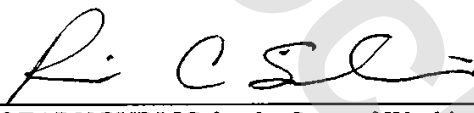
STATE OF WASHINGTON )

COUNTY OF SKAGIT )

I hereby certify that I know or have satisfactory evidence that Melanie Corey appeared before me, and acknowledged that she signed this instrument, on oath stated that she was authorized to execute this instrument, and acknowledged it as the **Executive Director** of HOUSING AUTHORITY OF SKAGIT COUNTY, a public body corporate and politic of the State of Washington, the managing member of **RASPBERRY RIDGE II LLC**, a Washington limited liability company, to be the free and voluntary act of such entity for the uses and purposes mentioned in this instrument.

GIVEN under my hand and official seal on 21<sup>st</sup> November, 2024.



  
NOTARY PUBLIC for the State of Washington  
My commission expires 5/1/2027

**EXHIBIT A****LEGAL DESCRIPTION**

New Parcel 1 of that certain Boundary Line Adjustment evidenced by Deed recorded March 14, 2007, under Auditor's File No. 200703140071, records of Skagit County, Washington, more fully described as follows:

That portion of the Northwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  and the Northeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 33, Township 35 North, Range 4 East, W.M. and of Tracts 25 and 36, "PLAT OF THE BURLINGTON ACREAGE PROPERTY," as per plat recorded in Volume 1 of Plats, page 49, records of Skagit County, Washington, being more particularly described as follows:

Beginning on the West line of said Northwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  at a point South  $0^{\circ}01'36''$  West, a distance of 201.00 feet from the center of said Section 33;  
thence South  $89^{\circ}40'42''$  East parallel with the North line of said Southeast  $\frac{1}{4}$  a distance of 290.00 feet;  
thence South  $0^{\circ}01'36''$  West, parallel to the West line of said Southeast  $\frac{1}{4}$ , a distance of 404.00 feet;  
thence North  $89^{\circ}40'42''$  West, parallel to the North line of said Southeast  $\frac{1}{4}$ , a distance of 257.00 feet;  
thence South  $0^{\circ}01'36''$  West, parallel to the West line of said Southeast  $\frac{1}{4}$ , a distance of 206.55 feet;  
thence North  $89^{\circ}40'42''$  West, parallel to the North line of said Southeast  $\frac{1}{4}$  a distance of 33.00 feet to the West line of said Southeast  $\frac{1}{4}$ ;  
thence continuing North  $89^{\circ}40'42''$  West, parallel to the North line of said Southeast  $\frac{1}{4}$  a distance of 247.68 feet; thence North  $0^{\circ}01'36''$  East, parallel to the East line of said Southwest  $\frac{1}{4}$ , a distance of 610.55 feet;  
thence South  $89^{\circ}40'42''$  East, parallel to the North line of said Southeast  $\frac{1}{4}$ , a distance of 247.68 feet to the Point of Beginning.

TOGETHER WITH a non-exclusive easement for ingress, egress and utilities, over, under and across the West 65.00 feet of the East 247.68 feet of the North 201.00 feet of the Northeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 33, Township 35 North, Range 4 East, W.M., also being a portion of said Tract 25 of 'PLAT OF THE BURLINGTON ACREAGE PROPERTY',

EXCEPT that portion within the right-of-way of Lafayette Road.

Situate in the County of Skagit, State of Washington.

**EXHIBIT B**  
**EXCEPTIONS**

Multifamily Deed of Trust, Assignment of Rents and Security Agreement and the terms and conditions thereof:

Between: Raspberry Ridge II LLC  
And: Washington Community Reinvestment Association  
Recording Date: September 15, 2008  
Recording No.: 200809150129

Assignment of Deed of Trust and Related Documents and the terms and conditions thereof:

Between: Housing Authority of Skagit County  
And: Raspberry Ridge II LLC  
And: Washington Community Reinvestment Association  
Recording Date: September 15, 2008  
Recording No.: 200809150129

Assignment of Deed of Trust and the terms and conditions thereof:

Between: Bank of America National Association  
And: 1200 Fifth LLC  
Recording Date: January 19, 2016  
Recording No.: 201601190032

First Amended and Restated Deed of Trust and the terms and conditions thereof:

Between: Raspberry Ridge II LLC  
And: Washington State Department of Community, Trade, and Economic  
Development  
Recording Date: June 9, 2009  
Recording No.: 200906090028

And subject to all other easements, covenants, conditions, restrictions and reservations of record.