

WHEN RECORDED, RETURN TO:

CHAE LAW FIRM, P.S.
6100 Southcenter Blvd., Suite 300
Tukwila, Washington 98057

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 20253094
Sep 19 2025
Amount Paid \$132880.00
Skagit County Treasurer
By Lena Thompson Deputy

STATUTORY WARRANTY DEED

NITA, INC, a Washington corporation, GRANTOR, for and in consideration of the sum of Ten (\$10.00) Dollars and other good and valuable consideration and as part of an IRC Section 1031 Tax Deferred Exchange, to it in hand paid, conveys and warrants to B&T INVESTMENT GROUP LLC, a Washington limited liability company, GRANTEE, in fee simple, the following described real estate, situated in the County of SKAGIT, State of Washington:

Legal Description: LOT 1 OF SHORT PLAT NO. 96-001, APPROVED MAY 10, 1996, RECORDED MAY 17, 1996, IN VOLUME 12 OF SHORT PLATS, PAGES 100 AND 101, AS RECORDING NO. 9605170034, RECORDS OF SKAGIT COUNTY, WASHINGTON; AND BEING A PORTION OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER, SECTION 32, TOWNSHIP 34 NORTH, RANGE 4 EAST OF THE WILLAMETTE MERIDIAN.

Tax Parcel No. **P106797 / 340432-2-050-0100**

TOGETHER with all tenements, hereditaments, and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof, SUBJECT only to the covenants, conditions, and restrictions of record.

DATED this 15th day of September 2025.

Nita, Inc

CT 251867-NCS
620059274

By: [Signature]
Its: President

Accepted by Grantee: [Signature]
Date: 09/18, 2025

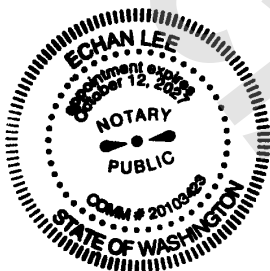
Deed - 1

State of WASHINGTON)

County of King)

) ss.

I certify that I know or have satisfactory evidence that Song Pak
is the person who appeared before me, and said person acknowledged that he/she signed this
instrument, on oath stated that he/she was authorized to execute the instrument and
acknowledged it as the President (title) of Nita, Inc (name of party on behalf of
whom instrument was executed) to be the free and voluntary act of such party for the uses and
purposes mentioned in the instrument.

Dated: 9/18/25

[Signature]
Notary Public in and for the
State of Washington

My commission expires 10/12/27

d:\chae25\anderson road 76\deed.1
File#2025005.020

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