

202512160059

12/16/2025 03:02 PM Pages: 1 of 5 Fees: \$307.50
Skagit County Auditor, WA

RETURN TO:

Eric S. Carlson
Peterson Russell Kelly Livengood PLLC
10900 NE 4th Street, Suite 1850
Bellevue, WA 98004

Real Estate Excise Tax
Exempt
Skagit County Treasurer
By Kaylee Oudman
Affidavit No. 20254029
Date 12/16/2025

QUIT CLAIM DEED

Grantor: Sage-Markwood Investments, LLC, a Washington limited liability company, f/k/a
and who acquired title as Sage-Burlington 2, LLC

Grantee: Sage-Markwood Borrower, LLC, a Delaware limited liability company

Legal Description:

PARCEL A: LTS 3, 5 & 8, SKAGIT CROSSINGS BSP BURL BSP 1-07, REC#
200802010073 AND

PARCEL B: TRACTS 3 & 4, SP NO. BURL 4-81, REC# 8110160009

BEING A PTN OF 6-34N-4E, W.M., SKAGIT COUNTY, WA
Complete legal description on page 4 (Exhibit A)

Assessor's Tax Parcel Numbers:

P127092 / 8074-000-003-0000; P127094 / 8074-
000-005-0000; P127097 / 8074-000-008-0000;
P23886 / 340406-4-006-0402; P23887 / 340406-4-
006-0501

QUIT CLAIM DEED

THE GRANTOR, Sage-Markwood Investments, LLC, a Washington limited liability company, formerly known as and who acquired title as Sage-Burlington 2, LLC, a Washington limited liability company, for ten dollars and other good and valuable consideration, as a mere change in identity, conveys and quit claims to Sage-Markwood Borrower, LLC, a Delaware limited liability company, the following described real estate, situated in the County of Skagit, State of Washington, together with all after acquired title of the Grantor therein:

Legal description contained in Exhibit A attached hereto and made a part hereof.


Dated December 9th, 2025.

SAGE-MARKWOOD INVESTMENTS, LLC

f/k/a Sage-Burlington 2, LLC

By: Sage Apartment Development, LLC, Manager

By



Todd Leabman, Manager

CALIFORNIA ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of Santa Barbara }

On December 9, 2025 before me, Stephanie Hujanen, Notary Public
Date Here Insert Name and Title of the Officer

personally appeared Todd Leabman
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



Place Notary Seal and/or Stamp Above

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Handwritten Signature]
Signature of Notary Public

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____ Signer's Name: _____

Corporate Officer – Title(s): _____ Corporate Officer – Title(s): _____

Partner – Limited General Partner – Limited General

Individual Attorney in Fact Individual Attorney in Fact

Trustee Guardian or Conservator Trustee Guardian or Conservator

Other: _____ Other: _____

Signer is Representing: _____ Signer is Representing: _____

EXHIBIT A

PARCEL A:

LOTS 3, 5 AND 8 OF SKAGIT CROSSINGS BINDING SITE PLAN BURL BSP 1-07, AS APPROVED JANUARY 31, 2008 AND RECORDED FEBRUARY 1, 2008, UNDER RECORDING NO. 200802010073, RECORDS OF SKAGIT COUNTY, WASHINGTON; BEING A PORTION OF THE SOUTHEAST QUARTER OF SECTION 6, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M. SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

PARCEL B:

TRACTS 3 AND 4, SHORT PLAT NO. BURL 4-81, APPROVED OCTOBER 15, 1981, RECORDED OCTOBER 16, 1981 IN BOOK 5 OF SHORT PLATS, PAGE 133, UNDER RECORDING NO. 8110160009 AND BEING A PORTION OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 6, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M. SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.