

AFTER RECORDING RETURN TO:  
LGI HOMES – WASHINGTON, LLC,  
c/o LGI Homes, Inc.  
Attn: Jack Lipar  
1450 Lake Robbins Drive, Suite 430  
The Woodlands, TX 77380

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
Affidavit No. 20260681  
Mar 10 2026  
Amount Paid \$6405.00  
Skagit County Treasurer  
By Lena Thompson Deputy

Title of Document: Statutory Warranty Deed  
Grantor: GAGES CROSSING, LLC,  
a Washington limited liability company  
Grantee: LGI HOMES – WASHINGTON, LLC,  
a Washington limited liability company  
Abbreviated Legal Description: PTN LTS 3 TO 5, BLK 131, FIRST ADDN TO BURLINGTON,  
SKAGIT CO., WASH  
Assessor's Property Tax Parcel Nos.: P72173 / 4077-131-003-0000, P72175 / 4077-131-005-0008;

CTI-NCS-252444-NCS  
Title #620059823

**STATUTORY WARRANTY DEED**

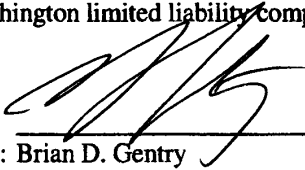
THE GRANTOR, GAGES CROSSING, LLC, a Washington limited liability company, having an address of 504 E. Fairhaven Avenue, Burlington, WA 98223, for and in consideration of Ten and No/100 Dollars (\$10.00) in hand paid, conveys and warrants to LGI HOMES – WASHINGTON, LLC, a Washington limited liability company, having an address of c/o LGI Homes, Inc., 1450 Lake Robbins Drive, Suite 430, The Woodlands, TX 77380, the real estate legally described on Exhibit A attached hereto and by this reference made a part hereof.

SUBJECT TO those liens, charges and encumbrances described on Exhibit B attached hereto and incorporated herein by this reference.

TOGETHER with all the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Dated this 20<sup>TH</sup> day of February, 2026.

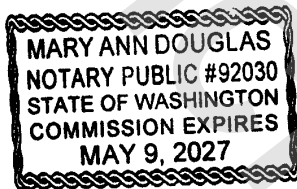
GAGES CROSSING, LLC  
a Washington limited liability company

By:   
Name: Brian D. Gentry  
Its: Manager

STATE OF WASHINGTON )  
 ) ss.  
COUNTY OF SKAGIT )

I certify that I know or have satisfactory evidence that Brian D. Gentry is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the Manager of Gages Crossing, LLC, a Washington limited liability company, to be the free and voluntary act and deed of such limited liability company for the uses and purposed mentioned in the instrument.

WITNESS my hand and official seal hereto affixed on February 20, 2026.



Mary Ann Douglas  
Mary Ann Douglas (Print Name)  
NOTARY PUBLIC in and for the State of  
Washington, Residing at SKAGIT COUNTY

My Appointment Expires: MAY 9, 2027

Exhibit A to Deed

Legal Description of Property

Parcel A:

The West 1/2 of Lot 3, Block 131, Plat of "FIRST ADDITION TO BURLINGTON, SKAGIT CO., WASH.," as per plat recorded in Volume 3 of Plats, page 11, records of Skagit County, Washington.

EXCEPT the North 15.27 feet (as measured perpendicular to the North line) thereof.

(Said parcel is described as Parcel 4 of Survey recorded March 29, 2011 under Auditor's File No. 201103290030, records of Skagit County, Washington.)

Situated in Skagit County, Washington.

Parcel B:

The West 1/2 of Lots 4 and 5, Block 131, Plat of "FIRST ADDITION TO BURLINGTON, SKAGIT CO., WASH.," as per plat recorded in Volume 3 of Plats, page 11, records of Skagit County, Washington.

Situated in Skagit County, Washington.

**Exhibit B to Deed  
Permitted Exceptions**

1. Liens for real property taxes and assessments not yet due and payable.
2. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:  
  
Granted to: Puget Sound Power and Light Company  
Purpose: Two anchor guys  
Recording Date: July 24, 1957  
Recording No.: 554110
3. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:  
  
Granted to: Puget Sound Power and Light Company  
Purpose: Anchor  
Recording Date: December 27, 1957  
Recording No.: 560068
4. Relinquishment of all existing, future or potential easements for access, light, view and air, and all rights of ingress, egress and regress ;to, from and between said Land and the highway or highways to be constructed on lands conveyed by Deed:  
  
Granted to: State of Washington  
Recording Date: May 24, 1991  
Recording No.: 9105240005
5. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, encroachments, dedications, building setback lines, notes, statements, and other matters, if any, but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable laws, as set forth on Survey:  
  
Recording No.: 201103290030