

**When recorded return to:**

Michael Dixon  
MDDC Investments, LLC, a New Mexico limited  
liability company  
1900 Sonoma Ranch Blvd.  
Las Cruces, NM 88011



201209070095

Skagit County Auditor

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Filed for record at the request of:



CHICAGO TITLE  
COMPANY

425 Commercial  
Mount Vernon, WA 98273  
Escrow No.: 620014971

CHICAGO TITLE  
620014971

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Watson Properties, A Limited Partnership

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration  
in hand paid, conveys, and warrants to MDDC Investments, LLC, a New Mexico limited liability  
company

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

**Lot 1, City of Mount Vernon Short Plat No. LU-09-045, recorded August 14, 2012, under  
Skagit County Auditor's File No. 201208140051; being a portion of the Southwest Quareter  
of the Northeast Quarter, Section 18, Township 34 North, Range 4 East, W.M.**

**Situated in Skagit County, Washington**

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

Tax Parcel Number(s): P26254, 340418-1-010-0002

Subject to: Conditions, covenants, restrictions and easements of record as more fully described in  
Schedule B, Special Exceptions, Chicago Title Company Order 620014971, which is attached hereto  
and made a part hereof.

Dated: August 22, 2012

**WATSON PROPERTIES, a Limited Partnership**

Mountain Glen Management, LLC, a Washington limited liability company, general partner

By: [Signature]

Brad W. Watson, Manager

State of WASHINGTON  
COUNTY of SKAGIT

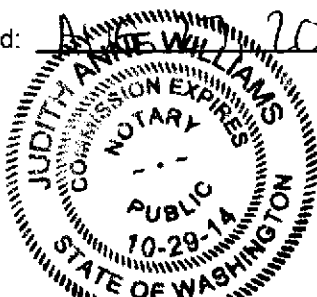
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20122808  
SEP 07 2012

Amount Paid \$ 1350.00  
By WGS Skagit Co. Treasurer

I certify that I know or have satisfactory evidence that Brad W. Watson is the person(s) who appeared  
before me, and said person(s) acknowledged that he signed this instrument, on oath stated that he is  
authorized to execute the instrument and acknowledged it as the Manager of Mountain Glen  
Management, LLC, a Washington limited liability company, General Partner for Watson Properties, a  
Limited Partnership, to be the free and voluntary act of such party for the uses and purposes  
mentioned in this instrument.

Dated: August 22, 2012



[Signature]  
Name: JUDITH ANNE WILLIAMS  
Notary Public in and for the State of WA  
Residing at: STANWOOD, WA  
My appointment expires: 10/29/14

## SCHEDULE "B"

### SPECIAL EXCEPTIONS

1. Condemnation by the State of Washington of right of access to State highway and of light, view and air, by decree;  
Entered: February 6, 1956  
Case No.: 22871

2. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: George P. Duecy, et al  
Purpose: Road  
Recording Date: July 1, 1959  
Recording No.: 582616  
Affects: North 15 feet

3. Stormwater Facility Service Agreement and the terms and conditions thereof

Recording Date: August 4, 2011  
Recording No.: 201108040031

4. Covenants, conditions, restrictions, easements, maintenance provisions, notes and dedications, and other matters as set forth in the City of Mount Vernon Short Plat No. LU-09-045 recorded under Auditor's File No. 201208140051, records of Skagit County, Washington.
5. Assessments, if any, levied by City of Mount Vernon.
6. City, county or local improvement district assessments, if any.

General and special taxes and charges, payable February 15, delinquent if first half unpaid on May 1, second half delinquent if unpaid on November 1 of the tax year.

