

After Recording, Return to:

Stoel Rives LLP  
600 University Street, Suite 3600  
Seattle, Washington 98101-4109  
Attn: Devin McComb



201209240210

Skagit County Auditor

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(Space above line for Recorder's use only)

GUARDIAN NORTHWEST TITLE CO.

**STATUTORY WARRANTY DEED**

104237-1

Grantor: SUNSET INCORPORATED, a  
Washington corporation

Grantee: PACIFIC WOODTECH CORPORATION, a  
Washington corporation

Abbreviated Legal Description: Ptn. Lots 12 and 14, Burlington Hill Business  
Park Phase II Binding Site Plan.

Complete legal description is on Exhibit A  
attached to this document

Assessor's Tax Parcel Account Numbers: P112914, 8017-000-012-0000

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2012 3009  
SEP 24 2012

Amount Paid \$ 3510.89  
Skagit Co. Treasurer  
By *Unam* Deputy

**STATUTORY WARRANTY DEED**

The Grantor, SUNSET INCORPORATED, a Washington corporation, for Ten Dollars and Other Good and Valuable Consideration, hereby conveys and warrants to PACIFIC WOODTECH CORPORATION, a Washington corporation, the Grantee, all of the Grantor's interests in the following described real estate situated in the County of Skagit, State of Washington:

See Exhibit A attached hereto and incorporated herein by this reference for legal description.

This conveyance is subject to the exceptions identified on Exhibit B attached hereto and incorporated herein by this reference.

DATED: September 21<sup>st</sup>, 2012.

GRANTOR:

SUNSET INCORPORATED, a  
Washington corporation

By: [Signature]

Name: Daniel R. Madlung

Its: President



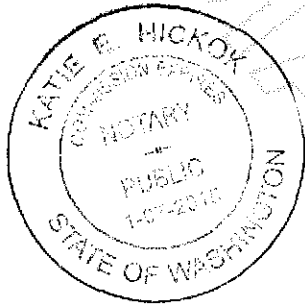
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STATE OF WASHINGTON )  
 )ss.  
COUNTY OF Skagit )

On this 21<sup>st</sup> day of September, 2012, before me personally appeared Daniel R. Madling, to me known to be the President of SUNSET INCORPORATED, the corporation that executed the within and foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that he/she was authorized to execute said instrument and that the seal affixed, if any, is the seal of said corporation.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.



Signature: [Handwritten Signature]  
Name:(print) Katie E. Hickok  
NOTARY PUBLIC in and for the State  
of Washington, residing at Mt Vernon  
My appointment expires: 1-7-15

**EXHIBIT A**

**Legal Description:**

THE LAND REFERRED TO HEREIN IS SITUATED IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON, AND IS DESCRIBED AS FOLLOWS:

THE EAST 266.56 FEET OF THE NORTH 117.15 FEET OF THE SOUTH 656.93 FEET OF LOT 14;

AND THE NORTH 117.15 FEET OF THE SOUTH 259.65 FEET OF LOT 12, "BURLINGTON HILL BUSINESS PARK PHASE II BINDING SITE PLAN", APPROVED OCTOBER 15, 1997, RECORDED OCTOBER 29, 1997 IN VOLUME 13 OF SHORT PLATS, PAGES 53 TO 56, INCLUSIVE, UNDER AUDITOR'S FILE NO. 9710290033 AND BEING IN A PORTION OF THE SOUTHWEST 1/4 OF SECTION 29, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M., AND A PORTION OF THE NORTHWEST 1/4 OF SECTION 32, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M.



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**EXHIBIT B**

**Exceptions:**

1. The lien of non-delinquent taxes and assessments.
  
2. **RESERVATIONS AND/OR EXCEPTIONS CONTAINED IN INSTRUMENT:**  
From: Glacier Park Company, a Delaware corporation  
Recorded: December 21, 1989  
Auditor's No: 8912210037  
As Follows: Reserving unto themselves, their successors and assigns, all ores and minerals, etc. Said reservation of mineral rights has been deeded to Meridian Oil, Inc., a Delaware corporation by Auditor's File No. 9104110021.
  
3. **AGREEMENT, AND THE TERMS AND CONDITIONS THEREOF:**  
Between: City of Burlington, State of Washington  
And: Burlington Hill Properties, a Washington partnership  
Dated: October 20, 1997  
Recorded: October 29, 1997  
Auditor's No: 9710290035  
Regarding: Concomitant Rezone Agreement
  
4. **PROTECTIVE COVENANTS AND/OR EASEMENTS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN:**  
Dated: October 20, 1997  
Recorded: October 29, 1997  
Auditor's No: 9710290036  
Executed by: Jerry Walton, Daniel R. Madlung and Burlington Hill Business Park  
**ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED AS FOLLOWS:**  
Recorded: July 1, 2005  
Auditor's No.: 200507010021
  
5. **MATTERS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SUBDIVISION:**  
Plat/Subdivision  
Name: Burlington Hill Business Park Phase II Binding Site Plan  
Recorded: October 29, 1997  
Auditor's No.: 9710290033



6. RESERVATIONS, PROVISIONS AND/OR EXCEPTIONS CONTAINED IN INSTRUMENT:

Executed By: Burlington Hill Properties, a Washington general partnership

Recorded: June 27, 2000

Auditor's No.: 200006270089

As Follows: "The above described property will be combined or aggregated with contiguous property owned by the grantee and described on Exhibit "B" attached hereto. This boundary adjustment is not for the purposes of creating an additional building lot."

