

**UCC FINANCING STATEMENT**

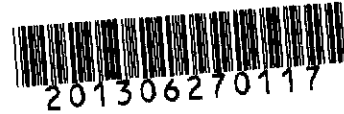
FOLLOW INSTRUCTIONS (front and back) CAREFULLY

Skagit County Auditor  
6/27/2013 Page

1 of

3 3:36PM

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A. NAME & PHONE OF CONTACT AT FILER [optional]
B. SEND ACKNOWLEDGMENT TO: (Name and Address)
UniBank 16929 Hwy 99 Ste 110 Lynnwood, WA 98037

THE ABOVE SPACE IS FOR FILING OFFICE USE ONLY

**1. DEBTOR'S EXACT FULL LEGAL NAME** - insert only one debtor name (1a or 1b) - do not abbreviate or combine names

1a. ORGANIZATION'S NAME <b>GUARDIAN NORTHWEST TITLE CO.</b>				
OR 1b. INDIVIDUAL'S LAST NAME				
1c. MAILING ADDRESS <b>2300-2330 Market St</b>		CITY <b>Mount Vernon</b>	STATE <b>WA</b>	POSTAL CODE <b>98273</b>
1d. <b>SEE INSTRUCTIONS</b>		1e. TYPE OF ORGANIZATION <b>LLC</b>	1f. JURISDICTION OF ORGANIZATION <b>WA</b>	1g. ORGANIZATIONAL ID #, if any <b>603 300 424</b>
<input type="checkbox"/> NONE				

**2. ADDITIONAL DEBTOR'S EXACT FULL LEGAL NAME** - insert only one debtor name (2a or 2b) - do not abbreviate or combine names

2a. ORGANIZATION'S NAME <b>Best Western Mount Vernon</b>				
OR 2b. INDIVIDUAL'S LAST NAME				
2c. MAILING ADDRESS <b>2300-2330 Market St</b>		CITY <b>Mount Vernon</b>	STATE <b>WA</b>	POSTAL CODE <b>98273</b>
2d. <b>SEE INSTRUCTIONS</b>		2e. TYPE OF ORGANIZATION <b>LLC</b>	2f. JURISDICTION OF ORGANIZATION <b>WA</b>	2g. ORGANIZATIONAL ID #, if any <b>603 300 424</b>
<input type="checkbox"/> NONE				

**3. SECURED PARTY'S NAME** (or NAME of TOTAL ASSIGNEE of ASSIGNOR S/P) - insert only one secured party name (3a or 3b)

3a. ORGANIZATION'S NAME <b>UniBank</b>				
OR 3b. INDIVIDUAL'S LAST NAME				
3c. MAILING ADDRESS <b>16929 Hwy 99 Ste 110</b>		CITY <b>Lynnwood</b>	STATE <b>WA</b>	POSTAL CODE <b>98043</b>
COUNTRY <b>USA</b>				

**4. This FINANCING STATEMENT covers the following collateral:**

**ALL FIXTURES; WHETHER ANY OF THE FOREGOING IS OWNED NOW OR ACQUIRED LATER; ALL ACCESSIONS, ADDITIONS, REPLACEMENTS, AND SUBSTITUTIONS RELATING TO ANY OF THE FOREGOING; ALL RECORDS OF ANY KIND RELATING TO ANY OF THE FOREGOING; ALL PROCEEDS RELATING TO ANY OF THE FOREGOING (INCLUDING INSURANCE, GENERAL INTANGIBLES AND OTHER ACCOUNTS PROCEEDS).**

Parcel No.: P26223, 340418-1-001-0300

Abbreviated Legal Description: Section 18, Township 34 North, Range 4 East; Ptn. of NE of NE

Legal Description: Schedule C attached

5. ALTERNATIVE DESIGNATION (if applicable):	LESSEE/LESSOR	CONSIGNEE/CONSIGNOR	BAILEE/BAILOR	SELLER/BUYER	AG. UEN	NON-UCC FILING
6. <input checked="" type="checkbox"/> This FINANCING STATEMENT is to be filed [for record] (or recorded) in the REAL ESTATE RECORDS. Attach Addendum (if applicable)	7. Check to REQUEST SEARCH REPORT(S) on Debtor(s) (ADDITIONAL FEE) (optional)		<input type="checkbox"/> All Debtors <input type="checkbox"/> Debtor 1 <input type="checkbox"/> Debtor 2			
8. OPTIONAL FILER REFERENCE DATA						

# UCC FINANCING STATEMENT ADDENDUM

FOLLOW INSTRUCTIONS (front and back) CAREFULLY

## 9. NAME OF FIRST DEBTOR (1a or 1b) ON RELATED FINANCING STATEMENT

9a. ORGANIZATION'S NAME		
OR		
9b. INDIVIDUAL'S LAST NAME	FIRST NAME	MIDDLE NAME, SUFFIX

## 10. MISCELLANEOUS:

THE ABOVE SPACE IS FOR FILING OFFICE USE ONLY

## 11. ADDITIONAL DEBTOR'S EXACT FULL LEGAL NAME - insert only one name (11a or 11b) - do not abbreviate or combine names

11a. ORGANIZATION'S NAME				
OR				
11b. INDIVIDUAL'S LAST NAME	FIRST NAME	MIDDLE NAME	SUFFIX	
11c. MAILING ADDRESS	CITY	STATE	POSTAL CODE	COUNTRY
11d. <u>SEE INSTRUCTIONS</u>	ADD'L INFO RE ORGANIZATION DEBTOR	11e. TYPE OF ORGANIZATION	11f. JURISDICTION OF ORGANIZATION	11g. ORGANIZATIONAL ID #, if any
				<input type="checkbox"/> NONE

## 12. ☐ ADDITIONAL SECURED PARTY'S ☐ ASSIGNOR S/P'S NAME - insert only one name (12a or 12b)

12a. ORGANIZATION'S NAME				
OR				
12b. INDIVIDUAL'S LAST NAME	FIRST NAME	MIDDLE NAME	SUFFIX	
12c. MAILING ADDRESS	CITY	STATE	POSTAL CODE	COUNTRY

13. This FINANCING STATEMENT covers ☐ timber to be cut or ☐ as-extracted collateral, or is filed as a ☒ fixture filing.

## 14. Description of real estate:

Commercial real estate located at 2300-2330 Market St, Mount Vernon, WA 98273

Parcel No.: P26223, 340418-1-001-0300

Legal Description: Schedule C Attached

15. Name and address of a RECORD OWNER of above-described real estate (if Debtor does not have a record interest).

## 16. Additional collateral description:

17. Check only if applicable and check only one box.

Debtor is a ☐ Trust or ☐ Trustee acting with respect to property held in trust or ☐ Decedent's Estate

18. Check only if applicable and check only one box.

- ☐ Debtor is a TRANSMITTING UTILITY  
☐ Filed in connection with a Manufactured-Home Transaction — effective 30 years  
☐ Filed in connection with a Public-Finance Transaction — effective 30 years



201306270117

**Schedule "C"**  
**Legal Description**

The land referred to in this report/policy is situated in the State of Washington, County of Skagit, and is described as follows:

That portion of the North  $\frac{3}{4}$  of the North  $\frac{1}{2}$  of the Northeast  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of Section 18, Township 34 North, Range 4 East, W.M., described as follows:

Commencing at the Southeast corner of said subdivision; thence North  $89^{\circ}45'07''$  West along the South line thereof, 50.00 feet to the West margin of State Highway No. 1, as conveyed by Deed recorded under Auditor's File No. 293262, and the point of beginning; thence continuing North  $89^{\circ}45'07''$  West, 460.03 feet to the East line of the tract of land conveyed to the City of Mount Vernon, being described as the West 80 feet of the East 590 feet of the said subdivision; thence North  $00^{\circ}24'10''$  West along said East line, 467.01 feet to the South margin of the County Road as conveyed by Deeds recorded under Auditor's File Nos. 80832 and 840582; thence South  $89^{\circ}41'40''$  East along said South margin, 460.04 feet; thence South  $00^{\circ}24'10''$  East along the aforesaid West State Highway margin, 466.55 feet to the point of beginning; EXCEPT that portion of the North  $\frac{3}{4}$  of the North  $\frac{1}{2}$  of the Northeast  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of said Section, described as follows:

Beginning at the intersection of the South margin of Stewart Road and the West margin of State Highway No. 1; thence South  $00^{\circ}24'10''$  East along said West Highway margin, 34.57 feet; thence Northwesterly along a curve to the left, the center of which bears South  $89^{\circ}35'50''$  West having a radius of 35.00 feet through a central angle of  $89^{\circ}17'30''$  an arc distance of 54.55 feet to the said South margin of Stewart Road; thence South  $89^{\circ}41'40''$  East along said margin, 34.57 feet to the point of beginning.

AND EXCEPT that portion conveyed to the City of Mount Vernon on September 29, 2000 under Auditor's File No. 200009290008.



201306270117

Skagit County Auditor

6/27/2013 Page

3 of

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3 3:36PM