

When recorded return to:

HTH 2, LLC
24015 55th Avenue NE
Arlington, WA 98223



Skagit County Auditor \$74.00
4/14/2015 Page 1 of 3 2:39PM

Filed for Record at Request of
Land Title and Escrow of Island Co.
Escrow Number: LTC-14653
Title Order Number: 151417-O ✓

Land Title and Escrow Statutory Warranty Deed

Grantor(s): HTH Farm, LLC, Washington Limited Liability Company
Grantee(s): HTH 2, LLC a Washington Limited Liability Company
Abbreviated Legal:

Ptn of SE ¼ of SW ¼, 18-35-4 E WM & Ptn NE ¼ of NW ¼ of NW ¼ & Ptn Gov Lot 1, 19-35-4 EWM

Assessor's Tax Parcel Number(s): P36911, P36875, P118340, P106005.

THE HTH Farm, LLC, Washington Limited Liability Company for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to HTH 2, LLC a Washington Limited Liability Company the following described real estate, situated in the County of Skagit, State of Washington.

For Full Legal See Attached Exhibit "A"

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title Company's Preliminary Commitment No. 151417-O. *and Right to Manage Natural Resource Lands Disclosure*

Dated March 23 2015

20151184
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

HTH Farm, LLC, Washington Limited Liability Company

[Signature]
By: Michael Hinson, Manager

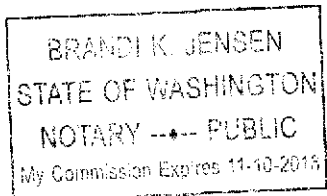
APR 14 2015
Amount Paid \$ 19,417.68
Skagit Co. Treasurer
By [Signature] Deputy

STATE OF Washington }
COUNTY OF Skabagit } SS:

I certify that I know or have satisfactory evidence Michael Hinson
And Judy Hinson is/are the person(s) who appeared before
me, and said person(s) acknowledge that They signed this instrument, on oath stated They are
is/are authorized to execute the instrument and acknowledge that is/are
Manager s of HTH Farm, LLC, Washington Limited Liability Company
to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 3-23-2015

[Signature]
Notary Public in and for the State of Washington
Residing at Camano Island
My appointment expires: 11-10-16



COPY

Form 22P
Skagit Right-to-Manage Disclosure
Rev. 10/14
Page 1 of 1

**SKAGIT COUNTY
RIGHT-TO-MANAGE
NATURAL RESOURCE LANDS DISCLOSURE**

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Northwest Multiple Listing Service
ALL RIGHTS RESERVED

The following is part of the Purchase and Sale Agreement dated January 25, 2015
between Esat Guzey ("Buyer")
Buyer Buyer
and HTH Farm LLC ("Seller")
Seller Seller
concerning 18244 Sam Bell Rd Bow WA 98232 (the "Property")
Address City State Zip

Buyer is aware that the Property may be subject to the Skagit County Right-to-Manage Natural Resource Lands Disclosure, Skagit County Code section 14.38, which states:

This disclosure applies to parcels designated or within 1 mile of designated agricultural land or designated or within 1/4 mile of rural resource, forest or mineral resource lands of long-term commercial significance in Skagit County. A variety of Natural Resource Land commercial activities occur or may occur in the area that may not be compatible with non-resource uses and may be inconvenient or cause discomfort to area residents. This may arise from the use of chemicals; or from spraying, pruning, harvesting or mineral extraction with associated activities, which occasionally generates traffic, dust, smoke, noise, and odor. Skagit County has established natural resource management operations as a priority use on designated Natural Resource Lands, and area residents should be prepared to accept such incompatibilities, inconveniences or discomfort from normal, necessary Natural Resource Land operations when performed in compliance with Best Management Practices and local, State, and Federal law.

In the case of mineral lands, application might be made for mining-related activities including extraction, washing, crushing, stockpiling, blasting, transporting and recycling of minerals. If you are adjacent to designated NR Lands, you will have setback requirements from designated NR Lands.

Seller and Buyer authorize and direct the Closing Agent to record this Disclosure with the County Auditor's office in conjunction with the deed conveying the Property.

ENG 1-25-15
Buyer Date

[Signature] 1/26/15
Seller Date

Buyer Date

[Signature] 1/26/15
Seller Date

COPY

CLOSING AGENT

EXHIBIT A

DESCRIPTION:

PARCEL "A":

That portion of the Southeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$, Section 18, Township 35 North, Range 4 East, W.M., lying Southwesterly of the Southwesterly line of the right of way of the Great Northern Railway Company, EXCEPT the South 25 feet thereof conveyed to Skagit County by deed recorded July 16, 1892, in Volume 23 of Deeds, page 712, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

The South 480 feet of the North 500 feet of the West 180 feet of the East 360 feet of Government Lot 1, Section 19, Township 35 North, Range 4 East, W.M., EXCEPT that portion, if any, lying within the Skagit County road right of way, commonly known as the Sam Bell Road, along the North line thereof.

Situate in the County of Skagit, State of Washington.

PARCEL "C":

The South 480 feet of the North 500 feet of the West 255 feet of the Northeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ and the South 480 feet of the North 500 feet of the East 180 feet of Government Lot 1, all in Section 19, Township 35 North, Range 4 East, W.M., EXCEPT that portion, if any, lying within the Skagit County road right of way, commonly known as the Sam Bell Road, along the North line thereof.

Situate in the County of Skagit, State of Washington.