

AFTER RECORDING MAIL TO:
BAG Investments, LLC
304 W. Lila Lane
Burlington, WA 98233

Filed for Record at Request of
First American Title Of Skagit County
Escrow Number: B82164

Statutory Warranty Deed

Grantor(s): Sisters Venture, LLC
Grantee(s): BAG Investments, LLC
Section 23, Township 35, Range 4; Ptn. SW – SE; and
Ptn. Trs. 14 & 15, SEDRO ACREAGE;
(AKA Lot 10, Binding Site Plan SW 01-93, "Sunset Industrial Park")
Assessor's Tax Parcel Number(s): P105295, 8003 000 010 0009

FIRST AMERICAN TITLE CO.

B82164E-1

THE GRANTOR Sisters Venture, L.L.C., a Washington limited liability company for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to BAG Investments, LLC the following described real estate, situated in the County of Skagit, State of Washington.

Lot 10, of Binding Site Plan No. SW-01-93, "Sunset Industrial Park" recorded in Volume 11 of Short Plats, pages 83 and 84, under Auditor's File No. 9406100051, records of Skagit County, Washington; being a portion of the Southwest ¼ of the Southeast ¼ of Section 23, Township 35 North, Range 4 East, W.M., and Tracts 14 and 15, "SEDRO ACREAGE", as per plat recorded in Volume 3 of Plats, page 35, records of Skagit County, Washington;

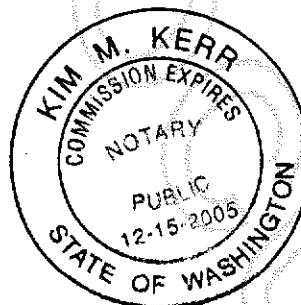
TOGETHER WITH appurtenant non-exclusive easements for ingress, egress and utilities, as shown on the face of said Binding Site Plan.

Subject to Paragraphs A thru G of Schedule B-1 of First American Title Company's preliminary commitment no. B82164 attached hereto and made a part hereof by this reference and 2nd ½ 2004 taxes.

Dated September 7, 2004

Sisters Venture, LLC

Christine M. Thompson
By: Christine M. Thompson, Managing Member



State of Washington }
County of Skagit } SS:

I certify that I know or have satisfactory evidence Christine M. Thompson is the person who appeared before me, and said person acknowledged that she signed this instrument, on oath stated she is authorized to execute the instrument and is Managing Member of Sisters Venture LLC to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Date: Sept 9th 2004
4886

Kim M. Kerr

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: 12/15/2005

SEP 09 2004

Amount Paid \$ 2314.00
By WP Skagit Co. Treasurer Deputy