

Parcel Information		Tax Information	
Parcel #:	P111844	Tax Year:	2024
Account #:	340408-0-013-0300	Levy Code:	0930
Owner:	Res RIh West Coast LLC	Levy Rate:	10.2163
Owner2:		Annual Tax:	\$171.01
Owner Address:	2125 19th St		
	Sacramento CA 95818		
Site Address:	1725 Hoag Rd		
	Mount Vernon WA 98273		
Twn/Range/Section:	34N / 04E / 08 / SE		
Parcel Size:	9.36 Acres (407,722 SqFt)		
Neighborhood:	20MVNORTH		
Census Tract/Block:	952304 / 2003		
Waterfront:			
Market Land Value:	\$15,100.00		
Market Impr Value:	\$0.00		
Total Assessed Value:	\$15,100.00		

Legal
 (9.3600 ac) DR20 DK20 LOT 4 OF SHORT PLAT NO. MV-8-94 AF#9707010107 LOCATED IN SE1/4 SE1/4, SECTION 8, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., EXCEPT PORTION DEEDED TO CITY OF MT VERNON

Land

Land Use:	Unimproved Land (Inside City)	Utilities:	*SEP, WTR-P	Fire District:	
Land Type:	20MVNORTH	Recreation:			
Zoning:	R-A - Residential Agricultural Dist.	Septic:	Septic	School District:	320 - Mount Vernon
Primary School:	Centennial Elementary School	Middle School:	La Venture Middle School	High School:	Mount Vernon High School

Improvement

Year Built:	0	Bedrooms:	0	Bathroom/Fixtures:	
Foundation:		Heat:			
Living Area:	0	Exterior Walls:		Floor Covering:	
Roof Style:		Roof Covering:		Floor Construction:	

Transfer Information

Rec. Date:	12/23/2021	Sale Price:		Doc Num:	12230123	Doc Type:	Deed
Owner:	Res-RIh West Coast LLC	Grantor:	NOOKACHAMPS LLC				
Orig. Loan Amt:		Title Co:	OTHER				
Finance Type:		Loan Type:		Lender:			

Sentry Dynamics, Inc. and its customers make no representations, warranties or conditions, express or implied, as to the accuracy or completeness of information contained in this report.

Parcel Information		Tax Information	
Parcel #:	P112374	Tax Year:	2024
Account #:	340408-0-013-0500	Levy Code:	0930
Owner:	Res Rlh West Coast LLC	Levy Rate:	10.2163
Owner2:		Annual Tax:	\$10.45
Owner Address:	2125 19th St		
	Sacramento CA 95818		
Site Address:			
	Mount Vernon WA 98273		
Twn/Range/Section:	34N / 04E / 08 / SE		
Parcel Size:	0.54 Acres (23,522 SqFt)		
Neighborhood:	14FLOOD		
Census Tract/Block:	952304 / 2003		
Waterfront:			
Market Land Value:	\$500.00		
Market Impr Value:	\$0.00		
Total Assessed Value:	\$500.00		

Legal

(0.5400 ac) DR 20: THAT PORTION OF LOT 4 SHORT PLAT #MV-08-94 AF#9707010107, SECTION 8, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., DEFINED AS FOLLOWS: COMMENCING AT THE SE CORNER OF SAID SECTION 8 AS SHOWN ON SHORT PLAT#MV-08-94; THENCE NORTH 87-57-29 WEST, ALONG THE SOUTH LINE OF SAID SECTION 8, 1322.53 FEET TO THE SW CORNER OF SAID GOVERNMENT LOT 7 OF SECTION 8; THENCE NORTH 0-02-33 EAST, ALONG THE WEST LINE OF SAID GOVERNMENT LOT 7, 1294.08 FEET TO THE NW CORNER OF SAID GOVERNMENT LOT 7; THENCE SOUTH 0-02-33 WEST, ALONG SAID WEST LINE, 792.07 FEET TO THE INTERSECTION WITH THE NORTHERLY MARGIN OF DIKING DISTRICT #20 RIGHT OR WAY AS ESTABLISHED UNDER AF#140940, AND DEPICTED ON SAID SHORT PLAT & POINT OF BEGINNING; THENCE NORTH 73-49-04 EAST, ALONG SAID NORTHERLY MARGIN, 62.94 FEET TO THE INTERSECTION WITH THE SOUTHERLY PROJECTION OF AN EXSISTING FENCE LINE; THENCE NORTH 4-04-09 WEST, ALONG SAID SOUTHERLY PROJECTION, 87.79 FEET TO THE SOUTHERLY END OF SAID FENCE; THENCE ALONG SAID FENCE, THROUGH THE FOLLOWING COURSES AND DISTANCES: THENCE NORTH 4-04-09 WEST, 220.90 FEET; THENCE NORTH 1-40-44 EAST TO NORTH LINE OF SAID LOT 4 OF SHORT PLAT; THENCE WEST TO WEST LINE OF GOVERNMENT LOT 7 ALSO KNOWN AS LOT 4 OF SHORT PLAT #MV08-94 THENCE SOUTH TO POINT OF BEGINNING.

Land

Land Use:	Utilities (Dike & Drain Property)	Utilities:		Fire District:	
Land Type:	14FLOOD	Recreation:			
Zoning:	P - Public Dist.	Septic:		School District:	320 - Mount Vernon
Primary School:	Centennial Elementary School	Middle School:	La Venture Middle School	High School:	Mount Vernon High School

Improvement

Year Built:	0	Bedrooms:	0	Bathroom/Fixtures:	
Foundation:		Heat:			
Living Area:	0	Exterior Walls:		Floor Covering:	
Roof Style:		Roof Covering:		Floor Construction:	

Transfer Information

Rec. Date:	12/23/2021	Sale Price:		Doc Num:	12230123	Doc Type:	Deed
Owner:	Res-Rlh West Coast LLC			Grantor:	NOOKACHAMPS LLC		
Orig. Loan Amt:				Title Co:	OTHER		
Finance Type:		Loan Type:		Lender:			

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Parcel Information	
Parcel #:	P112375
Account #:	340408-0-012-0100
Owner:	Res Rlh West Coast LLC
Owner2:	
Owner Address:	2125 19th St
	Sacramento CA 95818
Site Address:	
	Mount Vernon WA 98273
TwN/Range/Section:	34N / 04E / 08 / NE
Parcel Size:	31.15 Acres (1,356,894 SqFt)
Neighborhood:	14FLOOD
Census Tract/Block:	952304 / 2003
Waterfront:	Skagit River
Market Land Value:	\$31,200.00
Market Impr Value:	\$0.00
Total Assessed Value:	\$31,200.00

Tax Information	
Tax Year:	2024
Levy Code:	0930
Levy Rate:	10.2163
Annual Tax:	\$348.02

Legal

(31.1500 ac) DK 20; DR 20: THOSE PORTIONS OF GOVERNMENT LOTS 1, 4, 5 & 7 OF SECTION 8, GOVERNMENT LOT 7 SECTION 5 AND GOVERNMENT LOT 9 OF SECTION 4 DESCRIBED AS FOLLOWS: COMMENCING AT THE SE CORNER OF SAID SECTION 8, AS SHOWN ON SHORT PLAT#MV-08-94;THENCE NORTH 87-57-29 WEST, ALONG THE SOUTH LINE OF SAID SECTION 8, 1322.53 FEET TO THE SW CORNER OF SAID GOVERNMENT LOT 7 OF SECTION 8; THENCE NORTH 0-02-33 EAST, ALONG THE WEST LINE OF SAID GOVERNMENT LOT 7, 1294.08 FEET TO THE NW CORNER OF SAID GOVERNMENT LOT 7 AND TRUE POINT OF BEGINNING; THENCE SOUTH 0-02-33 WEST, ALONG SAID WEST LINE, 792.07 FEET TO THE INTERSECTION WITH THE NORTHERLY MARGIN DIKING DISTRICT#20 RIGHT OF WAY AS ESTABLISHED AF#140940 AND DEPICTED ON SAID SHORT PLAT; THENCE NORTH 73-49-04 EAST, ALONG SAID NORTHERLY MARGIN, 62.94 FEET TO THE INTERSECTION WITH THE SOUTHERLY PROJECTION OF AN EXISTING FENCE LINE; THENCE NORTH 4-04-09 WEST, AONG SAID SOUTHERLY PROJECTION, 87.79 FEET TO THE SOUTHERLY END OF SAID FENCE: THENCE ALONG SAID FENCE, THROUGH THE FOLLOWING COURSES AND DISTANCE: NORTH 4-04-09 WEST, 220.90 FEET; THENCE NORTH 1-40-44 EAST, 226.34 FEET; THENCE NORTH 2-35-50 WEST, 145.12 FEET; THENCE NORTH 12-00-32 WEST, 70.50 FEET; THENCE NORTH 9-25-10 EAST, 248.09 FEET; THENCE NORTH 54-29-36 WEST, 119.44 FEET; THENCE NORTH 13-30-57 EAST, 213.35 FEET; THENCE NORTH 1-06-00 EAST, 306.24 FEET; THENCE NORTH 3-26-29 WEST, 321.87 FEET TO THE NORTERLY END OF SAID FENCE; THENCE ALONG THE WESTERLY EDGE OF CLEARED LAND THROUGH THE FOLLOWING COURSES AND DISTANCES: NORTH 40-57-02 EAST, 140.48 FEET; THENCE NORTH 7-53-01 WEST, 448.95 FEET; THENCE NORTH6-52-51 WEST, 435.47 FEET; THENCE NORTH 2-48-47, 168.76 FEET; THENCE NORTH 10-18-35 EAST, 840.58 FEET; THENCE NORTH 20-14-28 EAST, 219.26 FEET; THENCE NORTH 29-26-41 EAST, 160.56 FEET;THENCE NORTH 37-50-51 EAST, 718.19 FEET; THENCE NORTH 48-23-50 EAST, 487.33 FEET; THENCE 61-18-11 EAST, 252.59 FEET; THENCE NORTH 18-24-20 EAST, 85.14 FEET; THENCE NORTH 47-42-23 EAST, 42.85 FEET; THENCE NORTH 61-26-11 EAST, 309.97 FEET; THENCE NORTH 51-56-44 EAST, 290.58 FEET; THENCE NORTH 55-18-16 EAST, 233 FEET; THENCE NORTH 40-22-16 EAST, 635.78 FEET; THENCE; NORTH 44-00-20 EAST, 264.16 FEET TO THE EAST LINE OF SAID GOVERNMENT LOT 9 OF SECTION 4, ALSO BEING THE WEST LINE OF GOVERNMENT LOT 7 OF SAID SECTION 4; THENCE NORTH 0-30-53 EAST ALONG SAID EAST LINE OF GOVERNMENT LOT 9, DISTANCE OF 786.63 FEET TO THE NORTH LINE OF SAID GOVERNMENT LOT 9; THENCE NORTH 89-42-49 WEST, ALONG SAID NORTH LINE 530.3 FEET, MORE OR LESS, TO THE LINE OF ORDINARY HIGH WATER OF THE SKAGIT RIVER; THENCE SOUTHERLY ALONG SAID LINE OF ORDINARY HIGH WATER TO A POINT ON THE SOUTH LINE OF SAID GOVERNMENT LOT 5 OF SECTION 8, ALSO BEING THE NORTH LINE OF GOVERNMENT LOT 8 OF SAID SECTION 8, WHICH LIES NORTH 87-49-30 WEST, FROM THE TRUE POINT OF BEGINNING; THENCE SOUTH 87-49-30 EAST, ALONG SAID SOUTH LINE OF GOVERNMENT LOT 5, 220.9 FEET, MORE OR LESS TO THE TRUE POINT OF BEGINNING. THE SOUTHERLY PORTION OF SAID PREMISES IS A PORTION OF LOT 4 OF CITY OF MT VERNON SHORT PLAT#MV-8-94 AF#9707010107 EXCEPT FROM ALL OF THE ABOVE, THOSE PORTIONS CONVEYED TO AND/OR LYING WITHIN AS BUILT RIGHTS OF WAY OF DIKING DISTRICT #20. ALSO EXCEPT PORTION OF THIS LEGAL LOCATED IN LOT 4 OF SHORT PLAT#MV-08-94 & EXCEPT PORTION OF SHORELAND DESCRIBED HEREIN.

Land

Land Use:	Utilities (Dike & Drain Property)	Utilities:		Fire District:	
Land Type:	14FLOOD	Recreation:			
Zoning:	P - Public Dist.	Septic:		School District:	320 - Mount Vernon
Primary School:	Centennial Elementary School	Middle School:	La Venture Middle School	High School:	Mount Vernon High School

Improvement

Year Built:	0	Bedrooms:	0	Bathroom/Fixtures:	
Foundation:		Heat:			
Living Area:	0	Exterior Walls:		Floor Covering:	
Roof Style:		Roof Covering:		Floor Construction:	

Transfer Information

Rec. Date:	12/23/2021	Sale Price:		Doc Num:	12230123	Doc Type:	Deed
Owner:	Res-Rlh West Coast LLC			Grantor:	NOOKACHAMPS LLC		
Orig. Loan Amt:				Title Co:	OTHER		
Finance Type:		Loan Type:		Lender:			

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Parcel Information		Tax Information	
Parcel #:	P23499	Tax Year:	2024
Account #:	340404-3-017-0003	Levy Code:	0930
Owner:	Res RIh West Coast LLC	Levy Rate:	10.2163
Owner2:		Annual Tax:	\$770.44
Owner Address:	2125 19th St		
	Sacramento CA 95818		
Site Address:			
	Mount Vernon WA 98273		
TwN/Range/Section:	34N / 04E / 04 / SW		
Parcel Size:	37.44 Acres (1,630,886 SqFt)		
Neighborhood:	20MVNORTH		
Census Tract/Block:	952304 / 2003		
Waterfront:			
Market Land Value:	\$60,200.00		
Market Impr Value:	\$0.00		
Total Assessed Value:	\$60,200.00		

Legal
 (37.4400 ac) DR20 DK20 E1/2 GOVERNMENT LOT 9, SECTION 4, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., LESS DIKE EXCEPT PORTION DEEDED TO CITY OF MT VERNON

Land

Land Use:	Unimproved Land (Inside City)	Utilities:		Fire District:	
Land Type:	20MVNORTH	Recreation:			
Zoning:	P - Public Dist.	Septic:		School District:	320 - Mount Vernon
Primary School:	Centennial Elementary School	Middle School:	La Venture Middle School	High School:	Mount Vernon High School

Improvement

Year Built:	0	Bedrooms:	0	Bathroom/Fixtures:	
Foundation:		Heat:			
Living Area:	0	Exterior Walls:		Floor Covering:	
Roof Style:		Roof Covering:		Floor Construction:	

Transfer Information

Rec. Date:	12/23/2021	Sale Price:		Doc Num:	12230123	Doc Type:	Deed
Owner:	Res-RIh West Coast LLC	Grantor:	NOOKACHAMPS LLC				
Orig. Loan Amt:		Title Co:	OTHER				
Finance Type:		Loan Type:		Lender:			

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Parcel Information

Parcel #:	P23501
Account #:	340404-0-018-0002
Owner:	Res RIh West Coast LLC
Owner2:	
Owner Address:	2125 19th St
	Sacramento CA 95818
Site Address:	
	Mount Vernon WA 98273
Twn/Range/Section:	34N / 04E / 04 / SW
Parcel Size:	13.20 Acres (574,992 SqFt)
Neighborhood:	20MVNORTH
Census Tract/Block:	952304 / 2003
Waterfront:	
Market Land Value:	\$18,700.00
Market Impr Value:	\$0.00
Total Assessed Value:	\$18,700.00



Tax Information

Tax Year:	2024
Levy Code:	0930
Levy Rate:	10.2163
Annual Tax:	\$216.37

Legal

(13.2000 ac) DR 20 DK 20 W1/2 OF LOT 9, SECTION 4, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., LESS DIKE EXCEPT PORTION DEEDED TO CITY OF MT VERNON

Land

Land Use:	Unimproved Land (Inside City)	Utilities:		Fire District:	
Land Type:	20MVNORTH	Recreation:			
Zoning:	P - Public Dist.	Septic:		School District:	320 - Mount Vernon
Primary School:	Centennial Elementary School	Middle School:	La Venture Middle School	High School:	Mount Vernon High School

Improvement

Year Built:	0	Bedrooms:	0	Bathroom/Fixtures:	
Foundation:		Heat:			
Living Area:	0	Exterior Walls:		Floor Covering:	
Roof Style:		Roof Covering:		Floor Construction:	

Transfer Information

Rec. Date:	12/23/2021	Sale Price:		Doc Num:	12230123	Doc Type:	Deed
Owner:	Res-RIh West Coast LLC	Grantor:	NOOKACHAMPS LLC				
Orig. Loan Amt:		Title Co:	OTHER				
Finance Type:		Loan Type:		Lender:			

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Parcel Information		Tax Information	
Parcel #:	P23513	Tax Year:	2024
Account #:	340404-3-029-0009	Levy Code:	2725
Owner:	Res RIh West Coast LLC	Levy Rate:	9.9159
Owner2:		Annual Tax:	\$46.74
Owner Address:	2125 19th St		
	Sacramento CA 95818		
Site Address:			
	Mount Vernon WA 98273		
TwN/Range/Section:	34N / 04E / 04 / SW		
Parcel Size:	3.15 Acres (137,214 SqFt)		
Neighborhood:	14FLOOD		
Census Tract/Block:	952304 / 2003		
Waterfront:			
Market Land Value:	\$3,200.00		
Market Impr Value:	\$0.00		
Total Assessed Value:	\$3,200.00		

Legal
 (3.1500 ac) 2ND CLASS SHORELANDS IN FRONT OF THE E1/2 OF GOVERNMENT LOT 9, SECTION 4, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M.

Land

Land Use:	Utilities (Dike & Drain Property)	Utilities:		Fire District:	
Land Type:	14FLOOD	Recreation:			
Zoning:	P - Public Dist.	Septic:		School District:	320 - Mount Vernon
Primary School:	Centennial Elementary School	Middle School:	La Venture Middle School	High School:	Mount Vernon High School

Improvement

Year Built:	0	Bedrooms:	0	Bathroom/Fixtures:	
Foundation:		Heat:			
Living Area:	0	Exterior Walls:		Floor Covering:	
Roof Style:		Roof Covering:		Floor Construction:	

Transfer Information

Rec. Date:	12/23/2021	Sale Price:		Doc Num:	12230123	Doc Type:	Deed
Owner:	Res-RIh West Coast LLC	Grantor:	NOOKACHAMPS LLC				
Orig. Loan Amt:		Title Co:	OTHER				
Finance Type:		Loan Type:		Lender:			

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Parcel Information		Tax Information	
Parcel #:	P23532	Tax Year:	2024
Account #:	340405-0-004-0007	Levy Code:	0930
Owner:	Res RIh West Coast LLC	Levy Rate:	10.2163
Owner2:		Annual Tax:	\$79.76
Owner Address:	2125 19th St		
	Sacramento CA 95818		
Site Address:			
	Mount Vernon WA 98273		
TwN/Range/Section:	34N / 04E / 05 / SE		
Parcel Size:	4.25 Acres (185,130 SqFt)		
Neighborhood:	20MVNORTH		
Census Tract/Block:	952304 / 2003		
Waterfront:			
Market Land Value:	\$6,800.00		
Market Impr Value:	\$0.00		
Total Assessed Value:	\$6,800.00		

Legal
 (4.2500 ac) DR 20 DK 20 LOT 7, SECTION 5, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., EXCEPT PORTION DEEDED TO CITY OF MT VERNON DESCRIBED IN AF#199801070068

Land

Land Use:	Unimproved Land (Inside City)	Utilities:		Fire District:	
Land Type:	20MVNORTH	Recreation:			
Zoning:	P - Public Dist.	Septic:		School District:	320 - Mount Vernon
Primary School:	Centennial Elementary School	Middle School:	La Venture Middle School	High School:	Mount Vernon High School

Improvement

Year Built:	0	Bedrooms:	0	Bathroom/Fixtures:	
Foundation:		Heat:			
Living Area:	0	Exterior Walls:		Floor Covering:	
Roof Style:		Roof Covering:		Floor Construction:	

Transfer Information

Rec. Date:	12/23/2021	Sale Price:		Doc Num:	12230123	Doc Type:	Deed
Owner:	Res-RIh West Coast LLC	Grantor:	NOOKACHAMPS LLC				
Orig. Loan Amt:		Title Co:	OTHER				
Finance Type:		Loan Type:		Lender:			

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Parcel Information		Tax Information	
Parcel #:	P24123	Tax Year:	2024
Account #:	340408-0-001-0007	Levy Code:	0930
Owner:	Res RIh West Coast LLC	Levy Rate:	10.2163
Owner2:		Annual Tax:	\$468.85
Owner Address:	2125 19th St		
	Sacramento CA 95818		
Site Address:			
	Mount Vernon WA 98273		
TwN/Range/Section:	34N / 04E / 08 / NE		
Parcel Size:	26.07 Acres (1,135,609 SqFt)		
Neighborhood:	20MVNORTH		
Census Tract/Block:	952304 / 2003		
Waterfront:			
Market Land Value:	\$41,900.00		
Market Impr Value:	\$0.00		
Total Assessed Value:	\$41,900.00		

Legal
 (26.0700 ac) DR 20 DK 20 LOT 1, SECTION 8, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., EXCEPT PORTION DEEDED TO CITY OF MT VERNON

Land

Land Use:	Unimproved Land (Inside City)	Utilities:		Fire District:	
Land Type:	20MVNORTH	Recreation:			
Zoning:	P - Public Dist.	Septic:		School District:	320 - Mount Vernon
Primary School:	Centennial Elementary School	Middle School:	La Venture Middle School	High School:	Mount Vernon High School

Improvement

Year Built:	0	Bedrooms:	0	Bathroom/Fixtures:	
Foundation:		Heat:			
Living Area:	0	Exterior Walls:		Floor Covering:	
Roof Style:		Roof Covering:		Floor Construction:	

Transfer Information

Rec. Date:	12/23/2021	Sale Price:		Doc Num:	12230123	Doc Type:	Deed
Owner:	Res-RIh West Coast LLC	Grantor:	NOOKACHAMPS LLC				
Orig. Loan Amt:		Title Co:	OTHER				
Finance Type:		Loan Type:		Lender:			

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Parcel Information		Tax Information	
Parcel #:	P24132	Tax Year:	2024
Account #:	340408-0-008-0000	Levy Code:	0930
Owner:	Res RIh West Coast LLC	Levy Rate:	10.2163
Owner2:		Annual Tax:	\$594.17
Owner Address:	2125 19th St		
	Sacramento CA 95818		
Site Address:			
	Mount Vernon WA 98273		
TwN/Range/Section:	34N / 04E / 08 / NE		
Parcel Size:	32.95 Acres (1,435,302 SqFt)		
Neighborhood:	20MVNORTH		
Census Tract/Block:	952304 / 2003		
Waterfront:			
Market Land Value:	\$53,100.00		
Market Impr Value:	\$0.00		
Total Assessed Value:	\$53,100.00		

Legal
 (32.9500 ac) DR 20 DK 20 LOT 4, SECTION 8, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., EXCEPT PORTION DEEDED TO CITY OF MT VERNON

Land

Land Use:	Unimproved Land (Inside City)	Utilities:		Fire District:	
Land Type:	20MVNORTH	Recreation:			
Zoning:	P - Public Dist.	Septic:		School District:	320 - Mount Vernon
Primary School:	Centennial Elementary School	Middle School:	La Venture Middle School	High School:	Mount Vernon High School

Improvement

Year Built:	0	Bedrooms:	0	Bathroom/Fixtures:	
Foundation:		Heat:			
Living Area:	0	Exterior Walls:		Floor Covering:	
Roof Style:		Roof Covering:		Floor Construction:	

Transfer Information

Rec. Date:	12/23/2021	Sale Price:		Doc Num:	12230123	Doc Type:	Deed
Owner:	Res-RIh West Coast LLC	Grantor:	NOOKACHAMPS LLC				
Orig. Loan Amt:		Title Co:	OTHER				
Finance Type:		Loan Type:		Lender:			

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Parcel Information		Tax Information	
Parcel #:	P24133	Tax Year:	2024
Account #:	340408-0-009-0009	Levy Code:	0930
Owner:	Res RIh West Coast LLC	Levy Rate:	10.2163
Owner2:		Annual Tax:	\$647.03
Owner Address:	2125 19th St		
	Sacramento CA 95818		
Site Address:			
	Mount Vernon WA 98273		
TwN/Range/Section:	34N / 04E / 08 / SE		
Parcel Size:	36.29 Acres (1,580,792 SqFt)		
Neighborhood:	20MVNORTH		
Census Tract/Block:	952304 / 2003		
Waterfront:	Skagit River		
Market Land Value:	\$58,400.00		
Market Impr Value:	\$0.00		
Total Assessed Value:	\$58,400.00		

Legal
(36.2900 ac) DR 20 DK 20 LOT 5, SECTION 8, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., EXCEPT PORTION DEEDED TO CITY OF MT VERNON

Land		
Land Use: Unimproved Land (Inside City)	Utilities:	Fire District:
Land Type: 20MVNORTH	Recreation:	
Zoning: P - Public Dist.	Septic:	School District: 320 - Mount Vernon
Primary School: Centennial Elementary School	Middle School: La Venture Middle School	High School: Mount Vernon High School

Improvement		
Year Built: 0	Bedrooms: 0	Bathroom/Fixtures:
Foundation:	Heat:	
Living Area: 0	Exterior Walls:	Floor Covering:
Roof Style:	Roof Covering:	Floor Construction:

Transfer Information			
Rec. Date: 12/23/2021	Sale Price:	Doc Num: 12230123	Doc Type: Deed
Owner: Res-RIh West Coast LLC		Grantor: NOOKACHAMPS LLC	
Orig. Loan Amt:		Title Co: OTHER	
Finance Type:	Loan Type:	Lender:	

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Parcel Information		Tax Information	
Parcel #:	P24135	Tax Year:	2024
Account #:	340408-0-012-0004	Levy Code:	0930
Owner:	Res RIh West Coast LLC	Levy Rate:	10.2163
Owner2:		Annual Tax:	\$146.83
Owner Address:	2125 19th St		
	Sacramento CA 95818		
Site Address:			
	Mount Vernon WA 98273		
TwN/Range/Section:	34N / 04E / 08 / SE		
Parcel Size:	8.01 Acres (348,916 SqFt)		
Neighborhood:	20MVNORTH		
Census Tract/Block:	952304 / 2003		
Waterfront:			
Market Land Value:	\$12,900.00		
Market Impr Value:	\$0.00		
Total Assessed Value:	\$12,900.00		

Legal
 (8.0100 ac) DR 20 DK 20 LOT 7, SECTION 8, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., LESS DITCH & TAX 35 EXCEPT THAT PORTION DEEDED TO THE CITY OF MT VERNON

Land

Land Use:	Unimproved Land (Inside City)	Utilities:		Fire District:	
Land Type:	20MVNORTH	Recreation:			
Zoning:	P - Public Dist.	Septic:		School District:	320 - Mount Vernon
Primary School:	Centennial Elementary School	Middle School:	La Venture Middle School	High School:	Mount Vernon High School

Improvement

Year Built:	0	Bedrooms:	0	Bathroom/Fixtures:	
Foundation:		Heat:			
Living Area:	0	Exterior Walls:		Floor Covering:	
Roof Style:		Roof Covering:		Floor Construction:	

Transfer Information

Rec. Date:	12/23/2021	Sale Price:		Doc Num:	12230123	Doc Type:	Deed
Owner:	Res-RIh West Coast LLC	Grantor:	NOOKACHAMPS LLC				
Orig. Loan Amt:		Title Co:	OTHER				
Finance Type:		Loan Type:		Lender:			

Sentry Dynamics, Inc. and its customers make no representations, warranties or conditions, express or implied, as to the accuracy or completeness of information contained in this report.

Parcel Information		Tax Information	
Parcel #:	P24186	Tax Year:	2024
Account #:	340408-0-067-0008	Levy Code:	0930
Owner:	Res RIh West Coast LLC	Levy Rate:	10.2163
Owner2:		Annual Tax:	\$111.92
Owner Address:	2125 19th St		
	Sacramento CA 95818		
Site Address:			
	Mount Vernon WA 98273		
TwN/Range/Section:	34N / 04E / 08 / SE		
Parcel Size:	9.45 Acres (411,642 SqFt)		
Neighborhood:	14FLOOD		
Census Tract/Block:	952304 / 2003		
Waterfront:	Skagit River		
Market Land Value:	\$9,400.00		
Market Impr Value:	\$0.00		
Total Assessed Value:	\$9,400.00		

Legal
(9.4500 ac) PTN GOVERNMENT LOT 8, SECTION 8, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M. AKA TR A S/P#11-91 AF#9112050009

Land		
Land Use: Unimproved Land (Outside City)	Utilities: *SEP, PWR, WTR-P	Fire District:
Land Type: 14FLOOD	Recreation:	
Zoning: P - Public Dist.	Septic: Septic	School District: 320 - Mount Vernon
Primary School: Centennial Elementary School	Middle School: La Venture Middle School	High School: Mount Vernon High School

Improvement		
Year Built: 0	Bedrooms: 0	Bathroom/Fixtures:
Foundation:	Heat:	
Living Area: 0	Exterior Walls:	Floor Covering:
Roof Style:	Roof Covering:	Floor Construction:

Transfer Information			
Rec. Date: 12/23/2021	Sale Price:	Doc Num: 12230123	Doc Type: Deed
Owner: Res-RIh West Coast LLC		Grantor: NOOKACHAMPS LLC	
Orig. Loan Amt:		Title Co: OTHER	
Finance Type:	Loan Type:	Lender:	

Sentry Dynamics, Inc. and its customers make no representations, warranties or conditions, express or implied, as to the accuracy or completeness of information contained in this report.

Parcel Information		Tax Information	
Parcel #:	P24342	Tax Year:	2024
Account #:	340409-2-001-0002	Levy Code:	2730
Owner:	Res RIh West Coast LLC	Levy Rate:	10.3721
Owner2:		Annual Tax:	\$367.70
Owner Address:	2125 19th St		
	Sacramento CA 95818		
Site Address:			
	WA 98273		
Twn/Range/Section:	34N / 04E / 09 / NW		
Parcel Size:	19.94 Acres (868,586 SqFt)		
Neighborhood:	20MVNORTH		
Census Tract/Block:	952304 / 2004		
Waterfront:			
Market Land Value:	\$32,100.00		
Market Impr Value:	\$0.00		
Total Assessed Value:	\$32,100.00		

Legal
 (19.9400 ac) DK 20: DR 20: S1/2 SE1/4 SW1/4, SECTION 4, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., LESS DITCH & RD. TOGETHER WITH THAT PORTION OF FINAL ORDER OF VACATION PER RESOLUTION #R20220236 RECORDED UNDER AF#202212130029.

Land

Land Use:	Unimproved Land (Inside City)	Utilities:		Fire District:	F01
Land Type:	20MVNORTH	Recreation:			
Zoning:	Ag-NRL - Agricultural - Natural Resource Lands	Septic:		School District:	320 - Mount Vernon
Primary School:	Centennial Elementary School	Middle School:	La Venture Middle School	High School:	Mount Vernon High School

Improvement

Year Built:	0	Bedrooms:	0	Bathroom/Fixtures:	
Foundation:		Heat:			
Living Area:	0	Exterior Walls:		Floor Covering:	
Roof Style:		Roof Covering:		Floor Construction:	

Transfer Information

Rec. Date:	12/23/2021	Sale Price:		Doc Num:	12230123	Doc Type:	Deed
Owner:	Res-RIh West Coast LLC	Grantor:	NOOKACHAMPS LLC				
Orig. Loan Amt:		Title Co:	OTHER				
Finance Type:		Loan Type:		Lender:			

Parcel Information		Tax Information	
Parcel #:	P24348	Tax Year:	2024
Account #:	340409-2-005-0008	Levy Code:	2730
Owner:	Res RIh West Coast LLC	Levy Rate:	10.3721
Owner2:		Annual Tax:	\$368.43
Owner Address:	2125 19th St		
	Sacramento CA 95818		
Site Address:			
	WA 98273		
Twn/Range/Section:	34N / 04E / 09 / NW		
Parcel Size:	20.17 Acres (878,605 SqFt)		
Neighborhood:	20MVNORTH		
Census Tract/Block:	952304 / 2004		
Waterfront:			
Market Land Value:	\$32,500.00		
Market Impr Value:	\$0.00		
Total Assessed Value:	\$32,500.00		

Legal
 (20.1700 ac) DR 20: DK 20: A PORTION OF PARCEL 1 SURVEY AF#200507060131 DESCRIBED AS FOLLOWS: N1/2 NW1/4 NW1/4, SECTION 9, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., LESS TR 16FT SQ & DITCH. TOGETHER WITH THAT PORTION OF FINAL ORDER OF VACATION PER RESOLUTION #R20220236 RECORDED UNDER AF#202212130029.

Land

Land Use:	Unimproved Land (Inside City)	Utilities:		Fire District:	F01
Land Type:	20MVNORTH	Recreation:			
Zoning:	Ag-NRL - Agricultural - Natural Resource Lands	Septic:		School District:	320 - Mount Vernon
Primary School:	Centennial Elementary School	Middle School:	La Venture Middle School	High School:	Mount Vernon High School

Improvement

Year Built:	0	Bedrooms:	0	Bathroom/Fixtures:	
Foundation:		Heat:			
Living Area:	0	Exterior Walls:		Floor Covering:	
Roof Style:		Roof Covering:		Floor Construction:	

Transfer Information

Rec. Date:	12/23/2021	Sale Price:		Doc Num:	12230123	Doc Type:	Deed
Owner:	Res-RIh West Coast LLC	Grantor:	NOOKACHAMPS LLC				
Orig. Loan Amt:		Title Co:	OTHER				
Finance Type:		Loan Type:		Lender:			

Parcel Information		Tax Information	
Parcel #:	P24349	Tax Year:	2024
Account #:	340409-2-006-0007	Levy Code:	2730
Owner:	Res RIh West Coast LLC	Levy Rate:	10.3721
Owner2:		Annual Tax:	\$953.85
Owner Address:	2125 19th St		
	Sacramento CA 95818		
Site Address:			
	WA 98273		
Twn/Range/Section:	34N / 04E / 09 / NW		
Parcel Size:	52.86 Acres (2,302,582 SqFt)		
Neighborhood:	20MVNORTH		
Census Tract/Block:	952304 / 2004		
Waterfront:			
Market Land Value:	\$85,100.00		
Market Impr Value:	\$0.00		
Total Assessed Value:	\$85,100.00		

Legal
(52.8600 ac) DR 20: DK 20: LOT 1 SHORT PLAT#PL03-0689 AF#200402100118 LOCATED IN NW1/4, SECTION 9, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M.

Land			
Land Use:	Unimproved Land (Inside City)	Utilities:	Fire District: F01
Land Type:	20MVNORTH	Recreation:	
Zoning:	Ag-NRL - Agricultural - Natural Resource Lands	Septic:	School District: 320 - Mount Vernon
Primary School:	Centennial Elementary School	Middle School:	La Venture Middle School
		High School:	Mount Vernon High School

Improvement			
Year Built:	0	Bedrooms:	0
Foundation:		Bathroom/Fixtures:	
Living Area:	0	Heat:	
Roof Style:		Exterior Walls:	
		Floor Covering:	
		Roof Covering:	
		Floor Construction:	

Transfer Information			
Rec. Date:	12/23/2021	Sale Price:	
		Doc Num:	12230123
Owner:	Res-RIh West Coast LLC	Doc Type:	Deed
		Grantor:	NOOKACHAMPS LLC
Orig. Loan Amt:		Title Co:	OTHER
Finance Type:		Lender:	
		Loan Type:	

Sentry Dynamics, Inc. and its customers make no representations, warranties or conditions, express or implied, as to the accuracy or completeness of information contained in this report.

Parcel Information		Tax Information	
Parcel #:	P24366	Tax Year:	2024
Account #:	340409-3-007-0004	Levy Code:	0930
Owner:	Res RIh West Coast LLC	Levy Rate:	10.2163
Owner2:		Annual Tax:	\$94.04
Owner Address:	2125 19th St		
	Sacramento CA 95818		
Site Address:			
	Mount Vernon WA 98273		
TwN/Range/Section:	34N / 04E / 09 / SW		
Parcel Size:	5.00 Acres (217,800 SqFt)		
Neighborhood:	20MVNORTH		
Census Tract/Block:	952304 / 2003		
Waterfront:			
Market Land Value:	\$8,100.00		
Market Impr Value:	\$0.00		
Total Assessed Value:	\$8,100.00		

Legal
 (5.0000 ac) DR 20 DK 20 W 330FT OF N1/2 NW1/4 SW1/4, SECTION 9, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M.

Land			
Land Use:	Unimproved Land (Inside City)	Utilities:	Fire District:
Land Type:	20MVNORTH	Recreation:	
Zoning:	R-A - Residential Agricultural Dist.	Septic:	School District: 320 - Mount Vernon
Primary School:	Centennial Elementary School	Middle School:	High School: Mount Vernon High School
		La Venture Middle School	

Improvement		
Year Built:	0	Bedrooms:
Foundation:		Bathroom/Fixtures:
Living Area:	0	Heat:
Roof Style:		Exterior Walls:
		Floor Covering:
		Roof Covering:
		Floor Construction:

Transfer Information			
Rec. Date:	12/23/2021	Sale Price:	Doc Num: 12230123
Owner:	Res-RIh West Coast LLC		Doc Type: Deed
Orig. Loan Amt:		Grantor:	NOOKACHAMPS LLC
Finance Type:		Title Co:	OTHER
		Loan Type:	Lender:

Sentry Dynamics, Inc. and its customers make no representations, warranties or conditions, express or implied, as to the accuracy or completeness of information contained in this report.

Parcel Information

Parcel #:	P24368
Account #:	340409-3-009-0002
Owner:	Res RIh West Coast LLC
Owner2:	
Owner Address:	2125 19th St
	Sacramento CA 95818
Site Address:	
	Mount Vernon WA 98273
TwN/Range/Section:	34N / 04E / 09 / SW
Parcel Size:	2.96 Acres (128,938 SqFt)
Neighborhood:	20MVNORTH
Census Tract/Block:	952304 / 2003
Waterfront:	
Market Land Value:	\$4,800.00
Market Impr Value:	\$0.00
Total Assessed Value:	\$4,800.00

Tax Information

Tax Year:	2024
Levy Code:	0930
Levy Rate:	10.2163
Annual Tax:	\$57.76

Legal

(2.9600 ac) DR20: DK 20: W1/2 OF SW1/4 OF NW1/4 OF SW1/4, SECTION 9, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., N OF DITCH

Land

Land Use:	Unimproved Land (Inside City)	Utilities:		Fire District:	
Land Type:	20MVNORTH	Recreation:			
Zoning:	R-A - Residential Agricultural Dist.	Septic:		School District:	320 - Mount Vernon
Primary School:	Centennial Elementary School	Middle School:	La Venture Middle School	High School:	Mount Vernon High School

Improvement

Year Built:	0	Bedrooms:	0	Bathroom/Fixtures:	
Foundation:		Heat:			
Living Area:	0	Exterior Walls:		Floor Covering:	
Roof Style:		Roof Covering:		Floor Construction:	

Transfer Information

Rec. Date:	12/23/2021	Sale Price:		Doc Num:	12230123	Doc Type:	Deed
Owner:	Res-RIh West Coast LLC	Grantor:	NOOKACHAMPS LLC				
Orig. Loan Amt:		Title Co:	OTHER				
Finance Type:		Loan Type:		Lender:			

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2024 Real Estate Tax Statement

Account Number

Parcel ID: P111844
Xref ID: 340408-0-013-0300

Owner Information

RES RLH WEST COAST LLC
2125 19TH ST
SACRAMENTO, CA 95818

Site Address

1725 HOAG RD
Mount Vernon, WA

Property Description

(9.3600 ac) DR20 DK20 LOT 4 OF SHORT PLAT NO. MV-8-94 AF#9707010107 LOCATED IN SE1/4 SE1/4, SECTION 8, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., EXCEPT PORTION DEEDED TO CITY OF MT VERNON - Abbreviated Legal Description, click the Assessment Details link above for viewing the full LEGAL DESCRIPTION

Select Tax Statement Year 2024 - Current Year

2024 First Installment DUE by APRIL 30: **\$85.55**

2024 Second Installment DUE by OCTOBER 31: **\$85.46**

2024 Property Tax, Assessments, and Fees		
Tax District	Rate	Amount
MOUNT VERNON	1.5617	\$23.58
CONSERVATION FUTURES FUND	0.0319	\$0.48
PORT DISTRICT 2	0.3776	\$5.70
MEDIC 1 SERVICES	0.3027	\$4.57
HOSPITAL DISTRICT 1	0.5990	\$9.05
SCHOOL DISTRICT 320	4.1007	\$61.93
SKAGIT COUNTY	0.9415	\$14.21
STATE LEVY	2.3012	\$34.75
Special Assessment and Fees		
DIKE 20 GENERAL		\$10.07
DRAINAGE DISTRICT 20		\$1.67
SKAGIT CONSERVATION DISTRICT		\$5.00
2024 Property Tax, Assessments, and Fees Total:		\$171.01

2024 Summary	
Levy Code:	0930
Levy Rate:	10.2163
Land Market Value:	\$15,100.00
Building Market Value:	\$0.00
Total Market Value:	\$15,100.00
Taxable Value:	\$15,100.00
General Tax:	\$154.27
Special Assessment/Fees:	\$16.74
2024 Total Due:	\$171.01
2024 Amount Paid:	\$0.00

Amount due may be revised without notice, contact Treasurer's Office for current tax status.

First half tax paid after April 30th requires interest plus penalty on full amount.
Second half becomes delinquent after OCTOBER 31st.
TAX OF LESS THAN \$50.00 MUST BE PAID IN FULL.
Skagit County Treasurer, P.O. Box 518, Mount Vernon, WA 98273

First half tax DUE APRIL 30

Second half tax DUE OCTOBER 31

Pay Property Taxes Online

Account Number

Parcel ID: P112374
Xref ID: 340408-0-013-0500

Owner Information

RES RLH WEST COAST LLC
2125 19TH ST
SACRAMENTO, CA 95818

Site Address

Property Description

(0.5400 ac) THAT PORTION OF LOT 4 SHORT PLAT #MV-08-94 AF#9707010107, SECTION 8, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., DEFINED AS FOLLOWS: COMMENCING AT THE SE CORNER OF SAID SECTION 8 AS SHOWN ON SHORT PLAT #MV-08-94; THENCE NORTH 87-57-2 - Abbreviated Legal Description, click the Assessment Details link above for viewing the full LEGAL DESCRIPTION

Select Tax Statement Year **2024 - Current Year** ▼

2024 First Installment DUE by APRIL 30: \$10.45

2024 Second Installment DUE by OCTOBER 31: \$0.00

2024 Property Tax, Assessments, and Fees		
Tax District	Rate	Amount
CONSERVATION FUTURES FUND	0.0319	\$0.02
MEDIC 1 SERVICES	0.3027	\$0.15
HOSPITAL DISTRICT 1	0.5990	\$0.30
MOUNT VERNON	1.5617	\$0.78
SKAGIT COUNTY	0.9415	\$0.48
PORT DISTRICT 2	0.3776	\$0.19
SCHOOL DISTRICT 320	4.1007	\$2.05
STATE LEVY	2.3012	\$1.15
Special Assessment and Fees		
SKAGIT CONSERVATION DISTRICT		\$5.00
DIKE 20 GENERAL		\$0.33
2024 Property Tax, Assessments, and Fees Total:		\$10.45

2024 Summary	
Levy Code:	0930
Levy Rate:	10.2163
Land Market Value:	\$500.00
Building Market Value:	\$0.00
Total Market Value:	\$500.00
Taxable Value:	\$500.00
General Tax:	\$5.12
Special Assessment/Fees:	\$5.33
2024 Total Due:	\$10.45
2024 Amount Paid:	\$0.00

Amount due may be revised without notice, contact Treasurer's Office for current tax status.

First half tax paid after April 30th requires interest plus penalty on full amount.
Second half becomes delinquent after OCTOBER 31st.
TAX OF LESS THAN \$50.00 MUST BE PAID IN FULL.
Skagit County Treasurer, P.O. Box 518, Mount Vernon, WA 98273

First half tax DUE APRIL 30

Second half tax DUE OCTOBER 31

Pay Property Taxes Online

Account Number

Parcel ID: P112375
Xref ID: 340408-0-012-0100

Owner Information

RES RLH WEST COAST LLC
2125 19TH ST
SACRAMENTO, CA 95818

Site Address

Property Description

(31.1500 ac) DK 20; DR 20: THOSE PORTIONS OF GOVERNMENT LOTS 1, 4, 5 & 7 OF SECTION 8, GOVERNMENT LOT 7 SECTION 5 AND GOVERNMENT LOT 9 OF SECTION 4 DESCRIBED AS FOLLOWS: COMMENCING AT THE SE CORNER OF SAID SECTION 8, AS SHOWN ON SHORT PLAT#MV-08-94; THENCE - Abbreviated Legal Description, click the Assessment Details link above for viewing the full LEGAL DESCRIPTION

Select Tax Statement Year **2024 - Current Year** ▼

2024 First Installment DUE by APRIL 30: \$174.04

2024 Second Installment DUE by OCTOBER 31: \$173.98

2024 Property Tax, Assessments, and Fees		
Tax District	Rate	Amount
MEDIC 1 SERVICES	0.3027	\$9.44
PORT DISTRICT 2	0.3776	\$11.79
SCHOOL DISTRICT 320	4.1007	\$127.95
CONSERVATION FUTURES FUND	0.0319	\$0.99
MOUNT VERNON	1.5617	\$48.73
STATE LEVY	2.3012	\$71.80
SKAGIT COUNTY	0.9415	\$29.37
HOSPITAL DISTRICT 1	0.5990	\$18.69
Special Assessment and Fees		
DRAINAGE DISTRICT 20		\$3.46
DIKE 20 GENERAL		\$20.80
SKAGIT CONSERVATION DISTRICT		\$5.00
2024 Property Tax, Assessments, and Fees Total:		\$348.02

2024 Summary	
Levy Code:	0930
Levy Rate:	10.2163
Land Market Value:	\$31,200.00
Building Market Value:	\$0.00
Total Market Value:	\$31,200.00
Taxable Value:	\$31,200.00
General Tax:	\$318.76
Special Assessment/Fees:	\$29.26
2024 Total Due:	\$348.02
2024 Amount Paid:	\$0.00

Amount due may be revised without notice, contact Treasurer's Office for current tax status.

First half tax paid after April 30th requires interest plus penalty on full amount.

Second half becomes delinquent after OCTOBER 31st.

TAX OF LESS THAN \$50.00 MUST BE PAID IN FULL.

Skagit County Treasurer, P.O. Box 518, Mount Vernon, WA 98273

First half tax DUE APRIL 30

Second half tax DUE OCTOBER 31

Pay Property Taxes Online

Account Number

Parcel ID: P23499
Xref ID: 340404-3-017-0003

Owner Information

RES RLH WEST COAST LLC
2125 19TH ST
SACRAMENTO, CA 95818

Site Address

Property Description

(37.4400 ac) DR20 DK20 E1/2 GOVERNMENT LOT 9, SECTION 4, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., LESS DIKE EXCEPT PORTION DEEDED TO CITY OF MT VERNON - Abbreviated Legal Description, click the Assessment Details link above for viewing the full LEGAL DESCRIPTION

Select Tax Statement Year **2024 - Current Year** ▼

2024 First Installment DUE by APRIL 30: \$385.23

2024 Second Installment DUE by OCTOBER 31: \$385.21

2024 Property Tax, Assessments, and Fees		
Tax District	Rate	Amount
MOUNT VERNON	1.5617	\$94.02
HOSPITAL DISTRICT 1	0.5990	\$36.06
PORT DISTRICT 2	0.3776	\$22.74
MEDIC 1 SERVICES	0.3027	\$18.22
CONSERVATION FUTURES FUND	0.0319	\$1.92
SCHOOL DISTRICT 320	4.1007	\$246.86
SKAGIT COUNTY	0.9415	\$56.69
STATE LEVY	2.3012	\$138.53
Special Assessment and Fees		
STATE FIRE FUND		\$43.68
SKAGIT CONSERVATION DISTRICT		\$5.00
DIKE 20 GENERAL		\$78.72
LANDOWNER CONTINGENCY FOREST FIRE		\$20.82
DRAINAGE DISTRICT 20		\$6.68
FIRE PATROL FEE		\$0.50
2024 Property Tax, Assessments, and Fees Total:		\$770.44

2024 Summary	
Levy Code:	0930
Levy Rate:	10.2163
Land Market Value:	\$60,200.00
Building Market Value:	\$0.00
Total Market Value:	\$60,200.00
Taxable Value:	\$60,200.00
General Tax:	\$615.04
Special Assessment/Fees:	\$155.40
2024 Total Due:	\$770.44
2024 Amount Paid:	\$0.00

Amount due may be revised without notice, contact Treasurer's Office for current tax status.

First half tax paid after April 30th requires interest plus penalty on full amount.

Second half becomes delinquent after OCTOBER 31st.

TAX OF LESS THAN \$50.00 MUST BE PAID IN FULL.

Skagit County Treasurer, P.O. Box 518, Mount Vernon, WA 98273

First half tax DUE APRIL 30

Second half tax DUE OCTOBER 31

Pay Property Taxes Online

Account Number

Parcel ID: P23501
Xref ID: 340404-0-018-0002

Owner Information

RES RLH WEST COAST LLC
2125 19TH ST
SACRAMENTO, CA 95818

Site Address

Property Description

(13.2000 ac) DR 20 DK 20 W1/2 OF LOT 9, SECTION 4, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., LESS DIKE EXCEPT PORTION DEEDED TO CITY OF MT VERNON - Abbreviated Legal Description, click the Assessment Details link above for viewing the full LEGAL DESCRIPTION

Select Tax Statement Year **2024 - Current Year** ▼

2024 First Installment DUE by APRIL 30: \$108.22

2024 Second Installment DUE by OCTOBER 31: \$108.15

2024 Property Tax, Assessments, and Fees		
Tax District	Rate	Amount
PORT DISTRICT 2	0.3776	\$7.06
CONSERVATION FUTURES FUND	0.0319	\$0.60
MOUNT VERNON	1.5617	\$29.20
MEDIC 1 SERVICES	0.3027	\$5.66
SCHOOL DISTRICT 320	4.1007	\$76.69
SKAGIT COUNTY	0.9415	\$17.60
HOSPITAL DISTRICT 1	0.5990	\$11.20
STATE LEVY	2.3012	\$43.03
Special Assessment and Fees		
DRAINAGE DISTRICT 20		\$2.07
DIKE 20 GENERAL		\$18.26
SKAGIT CONSERVATION DISTRICT		\$5.00
2024 Property Tax, Assessments, and Fees Total:		\$216.37

2024 Summary	
Levy Code:	0930
Levy Rate:	10.2163
Land Market Value:	\$18,700.00
Building Market Value:	\$0.00
Total Market Value:	\$18,700.00
Taxable Value:	\$18,700.00
General Tax:	\$191.04
Special Assessment/Fees:	\$25.33
2024 Total Due:	\$216.37
2024 Amount Paid:	\$0.00

Amount due may be revised without notice, contact Treasurer's Office for current tax status.

First half tax paid after April 30th requires interest plus penalty on full amount.
Second half becomes delinquent after OCTOBER 31st.
TAX OF LESS THAN \$50.00 MUST BE PAID IN FULL.
Skagit County Treasurer, P.O. Box 518, Mount Vernon, WA 98273

First half tax DUE APRIL 30

Second half tax DUE OCTOBER 31

Pay Property Taxes Online

Account Number

Parcel ID: P23513
Xref ID: 340404-3-029-0009

Owner Information

RES RLH WEST COAST LLC
2125 19TH ST
SACRAMENTO, CA 95818

Site Address

Property Description

(3.1500 ac) 2ND CLASS SHORELANDS IN FRONT OF THE E1/2 OF GOVERNMENT LOT 9, SECTION 4, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M. - Abbreviated Legal Description, click the Assessment Details link above for viewing the full LEGAL DESCRIPTION

Select Tax Statement Year **2024 - Current Year** ▼

2024 First Installment DUE by APRIL 30: \$46.74

2024 Second Installment DUE by OCTOBER 31: \$0.00

2024 Property Tax, Assessments, and Fees		
Tax District	Rate	Amount
SCHOOL DISTRICT 320	4.1007	\$13.12
CONSERVATION FUTURES FUND	0.0319	\$0.10
MEDIC 1 SERVICES	0.3027	\$0.97
COUNTY ROAD	1.2613	\$4.04
STATE LEVY	2.3012	\$7.36
PORT DISTRICT 2	0.3776	\$1.21
HOSPITAL DISTRICT 1	0.5990	\$1.92
SKAGIT COUNTY	0.9415	\$3.02
Special Assessment and Fees		
SKAGIT CONSERVATION DISTRICT		\$5.00
COUNTY DRAINAGE UTILITY FEE		\$10.00
2024 Property Tax, Assessments, and Fees Total:		\$46.74

2024 Summary	
Levy Code:	2725
Levy Rate:	9.9159
Land Market Value:	\$3,200.00
Building Market Value:	\$0.00
Total Market Value:	\$3,200.00
Taxable Value:	\$3,200.00
General Tax:	\$31.74
Special Assessment/Fees:	\$15.00
2024 Total Due:	\$46.74
2024 Amount Paid:	\$0.00

Amount due may be revised without notice, contact Treasurer's Office for current tax status.

First half tax paid after April 30th requires interest plus penalty on full amount.
Second half becomes delinquent after OCTOBER 31st.
TAX OF LESS THAN \$50.00 MUST BE PAID IN FULL.
Skagit County Treasurer, P.O. Box 518, Mount Vernon, WA 98273

First half tax DUE APRIL 30

Second half tax DUE OCTOBER 31

Pay Property Taxes Online

Account Number

Parcel ID: P23532
Xref ID: 340405-0-004-0007

Owner Information

RES RLH WEST COAST LLC
2125 19TH ST
SACRAMENTO, CA 95818

Site Address

Property Description

(4.2500 ac) DR 20 DK 20 LOT 7, SECTION 5, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., EXCEPT PORTION DEEDED TO CITY OF MT VERNON DESCRIBED IN AF#199801070068 - Abbreviated Legal Description, click the Assessment Details link above for viewing the full LEGAL DESCRIPTION

Select Tax Statement Year **2024 - Current Year** ▼

2024 First Installment DUE by APRIL 30: \$39.91

2024 Second Installment DUE by OCTOBER 31: \$39.85

2024 Property Tax, Assessments, and Fees		
Tax District	Rate	Amount
MOUNT VERNON	1.5617	\$10.62
PORT DISTRICT 2	0.3776	\$2.57
MEDIC 1 SERVICES	0.3027	\$2.06
STATE LEVY	2.3012	\$15.65
SCHOOL DISTRICT 320	4.1007	\$27.88
CONSERVATION FUTURES FUND	0.0319	\$0.22
HOSPITAL DISTRICT 1	0.5990	\$4.07
SKAGIT COUNTY	0.9415	\$6.41
Special Assessment and Fees		
DRAINAGE DISTRICT 20		\$0.75
DIKE 20 GENERAL		\$4.53
SKAGIT CONSERVATION DISTRICT		\$5.00
2024 Property Tax, Assessments, and Fees Total:		\$79.76

2024 Summary	
Levy Code:	0930
Levy Rate:	10.2163
Land Market Value:	\$6,800.00
Building Market Value:	\$0.00
Total Market Value:	\$6,800.00
Taxable Value:	\$6,800.00
General Tax:	\$69.48
Special Assessment/Fees:	\$10.28
2024 Total Due:	\$79.76
2024 Amount Paid:	\$0.00

Amount due may be revised without notice, contact Treasurer's Office for current tax status.

First half tax paid after April 30th requires interest plus penalty on full amount.
Second half becomes delinquent after OCTOBER 31st.
TAX OF LESS THAN \$50.00 MUST BE PAID IN FULL.
Skagit County Treasurer, P.O. Box 518, Mount Vernon, WA 98273

First half tax DUE APRIL 30

Second half tax DUE OCTOBER 31

Pay Property Taxes Online

Account Number

Parcel ID: P24123
Xref ID: 340408-0-001-0007

Owner Information

RES RLH WEST COAST LLC
2125 19TH ST
SACRAMENTO, CA 95818

Site Address

Property Description

(26.0700 ac) DR 20 DK 20 LOT 1, SECTION 8, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., EXCEPT PORTION DEEDED TO CITY OF MT VERNON - Abbreviated Legal Description, click the Assessment Details link above for viewing the full LEGAL DESCRIPTION

Select Tax Statement Year **2024 - Current Year** ▼

2024 First Installment DUE by APRIL 30: \$234.45

2024 Second Installment DUE by OCTOBER 31: \$234.40

2024 Property Tax, Assessments, and Fees		
Tax District	Rate	Amount
MOUNT VERNON	1.5617	\$65.44
CONSERVATION FUTURES FUND	0.0319	\$1.34
PORT DISTRICT 2	0.3776	\$15.82
STATE LEVY	2.3012	\$96.42
MEDIC 1 SERVICES	0.3027	\$12.68
SCHOOL DISTRICT 320	4.1007	\$171.82
HOSPITAL DISTRICT 1	0.5990	\$25.10
SKAGIT COUNTY	0.9415	\$39.45
Special Assessment and Fees		
DIKE 20 GENERAL		\$31.13
DRAINAGE DISTRICT 20		\$4.65
SKAGIT CONSERVATION DISTRICT		\$5.00
2024 Property Tax, Assessments, and Fees Total:		\$468.85

2024 Summary	
Levy Code:	0930
Levy Rate:	10.2163
Land Market Value:	\$41,900.00
Building Market Value:	\$0.00
Total Market Value:	\$41,900.00
Taxable Value:	\$41,900.00
General Tax:	\$428.07
Special Assessment/Fees:	\$40.78
2024 Total Due:	\$468.85
2024 Amount Paid:	\$0.00

Amount due may be revised without notice, contact Treasurer's Office for current tax status.

First half tax paid after April 30th requires interest plus penalty on full amount.
Second half becomes delinquent after OCTOBER 31st.
TAX OF LESS THAN \$50.00 MUST BE PAID IN FULL.
Skagit County Treasurer, P.O. Box 518, Mount Vernon, WA 98273

First half tax DUE APRIL 30

Second half tax DUE OCTOBER 31

Pay Property Taxes Online

Account Number

Parcel ID: P24132
Xref ID: 340408-0-008-0000

Owner Information

RES RLH WEST COAST LLC
2125 19TH ST
SACRAMENTO, CA 95818

Site Address

Property Description

(32.9500 ac) DR 20 DK 20 LOT 4, SECTION 8, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., EXCEPT PORTION DEEDED TO CITY OF MT VERNON - Abbreviated Legal Description, click the Assessment Details link above for viewing the full LEGAL DESCRIPTION

Select Tax Statement Year **2024 - Current Year** ▼

2024 First Installment DUE by APRIL 30: \$297.14

2024 Second Installment DUE by OCTOBER 31: \$297.03

2024 Property Tax, Assessments, and Fees		
Tax District	Rate	Amount
CONSERVATION FUTURES FUND	0.0319	\$1.69
MEDIC 1 SERVICES	0.3027	\$16.07
SKAGIT COUNTY	0.9415	\$50.00
PORT DISTRICT 2	0.3776	\$20.05
HOSPITAL DISTRICT 1	0.5990	\$31.81
MOUNT VERNON	1.5617	\$82.93
STATE LEVY	2.3012	\$122.19
SCHOOL DISTRICT 320	4.1007	\$217.75
Special Assessment and Fees		
DRAINAGE DISTRICT 20		\$5.89
SKAGIT CONSERVATION DISTRICT		\$5.00
DIKE 20 GENERAL		\$40.79
2024 Property Tax, Assessments, and Fees Total:		\$594.17

2024 Summary	
Levy Code:	0930
Levy Rate:	10.2163
Land Market Value:	\$53,100.00
Building Market Value:	\$0.00
Total Market Value:	\$53,100.00
Taxable Value:	\$53,100.00
General Tax:	\$542.49
Special Assessment/Fees:	\$51.68
2024 Total Due:	\$594.17
2024 Amount Paid:	\$0.00

Amount due may be revised without notice, contact Treasurer's Office for current tax status.

First half tax paid after April 30th requires interest plus penalty on full amount.
Second half becomes delinquent after OCTOBER 31st.
TAX OF LESS THAN \$50.00 MUST BE PAID IN FULL.
Skagit County Treasurer, P.O. Box 518, Mount Vernon, WA 98273

First half tax DUE APRIL 30

Second half tax DUE OCTOBER 31

Pay Property Taxes Online

Account Number

Parcel ID: P24133
Xref ID: 340408-0-009-0009

Owner Information

RES RLH WEST COAST LLC
2125 19TH ST
SACRAMENTO, CA 95818

Site Address

Property Description

(36.2900 ac) DR 20 DK 20 LOT 5, SECTION 8, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., EXCEPT PORTION DEEDED TO CITY OF MT VERNON - Abbreviated Legal Description, click the Assessment Details link above for viewing the full LEGAL DESCRIPTION

Select Tax Statement Year **2024 - Current Year** ▼

2024 First Installment DUE by APRIL 30: \$323.55

2024 Second Installment DUE by OCTOBER 31: \$323.48

2024 Property Tax, Assessments, and Fees		
Tax District	Rate	Amount
HOSPITAL DISTRICT 1	0.5990	\$34.98
CONSERVATION FUTURES FUND	0.0319	\$1.86
MOUNT VERNON	1.5617	\$91.20
PORT DISTRICT 2	0.3776	\$22.05
SKAGIT COUNTY	0.9415	\$54.98
STATE LEVY	2.3012	\$134.39
MEDIC 1 SERVICES	0.3027	\$17.68
SCHOOL DISTRICT 320	4.1007	\$239.48
Special Assessment and Fees		
SKAGIT CONSERVATION DISTRICT		\$5.00
DRAINAGE DISTRICT 20		\$6.48
DIKE 20 GENERAL		\$38.93
2024 Property Tax, Assessments, and Fees Total:		\$647.03

2024 Summary	
Levy Code:	0930
Levy Rate:	10.2163
Land Market Value:	\$58,400.00
Building Market Value:	\$0.00
Total Market Value:	\$58,400.00
Taxable Value:	\$58,400.00
General Tax:	\$596.62
Special Assessment/Fees:	\$50.41
2024 Total Due:	\$647.03
2024 Amount Paid:	\$0.00

Amount due may be revised without notice, contact Treasurer's Office for current tax status.

First half tax paid after April 30th requires interest plus penalty on full amount.
Second half becomes delinquent after OCTOBER 31st.
TAX OF LESS THAN \$50.00 MUST BE PAID IN FULL.
Skagit County Treasurer, P.O. Box 518, Mount Vernon, WA 98273

First half tax DUE APRIL 30

Second half tax DUE OCTOBER 31

Pay Property Taxes Online

Account Number

Parcel ID: P24135
Xref ID: 340408-0-012-0004

Owner Information

RES RLH WEST COAST LLC
2125 19TH ST
SACRAMENTO, CA 95818

Site Address

Property Description

(8.0100 ac) DR 20 DK 20 LOT 7, SECTION 8, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., LESS DITCH & TAX 35 EXCEPT THAT PORTION DEEDED TO THE CITY OF MT VERNON - Abbreviated Legal Description, click the Assessment Details link above for viewing the full LEGAL DESCRIPTION

Select Tax Statement Year **2024 - Current Year** ▼

2024 First Installment DUE by APRIL 30: \$73.47

2024 Second Installment DUE by OCTOBER 31: \$73.36

2024 Property Tax, Assessments, and Fees		
Tax District	Rate	Amount
MEDIC 1 SERVICES	0.3027	\$3.90
HOSPITAL DISTRICT 1	0.5990	\$7.73
PORT DISTRICT 2	0.3776	\$4.87
CONSERVATION FUTURES FUND	0.0319	\$0.41
MOUNT VERNON	1.5617	\$20.15
SCHOOL DISTRICT 320	4.1007	\$52.90
STATE LEVY	2.3012	\$29.69
SKAGIT COUNTY	0.9415	\$12.15
Special Assessment and Fees		
DIKE 20 GENERAL		\$8.60
DRAINAGE DISTRICT 20		\$1.43
SKAGIT CONSERVATION DISTRICT		\$5.00
2024 Property Tax, Assessments, and Fees Total:		\$146.83

2024 Summary	
Levy Code:	0930
Levy Rate:	10.2163
Land Market Value:	\$12,900.00
Building Market Value:	\$0.00
Total Market Value:	\$12,900.00
Taxable Value:	\$12,900.00
General Tax:	\$131.80
Special Assessment/Fees:	\$15.03
2024 Total Due:	\$146.83
2024 Amount Paid:	\$0.00

Amount due may be revised without notice, contact Treasurer's Office for current tax status.

First half tax paid after April 30th requires interest plus penalty on full amount.
Second half becomes delinquent after OCTOBER 31st.
TAX OF LESS THAN \$50.00 MUST BE PAID IN FULL.
Skagit County Treasurer, P.O. Box 518, Mount Vernon, WA 98273

First half tax DUE APRIL 30

Second half tax DUE OCTOBER 31

Pay Property Taxes Online

Account Number

Parcel ID: P24186
Xref ID: 340408-0-067-0008

Owner Information

RES RLH WEST COAST LLC
2125 19TH ST
SACRAMENTO, CA 95818

Site Address

Property Description

(9.4500 ac) PTN GOVERNMENT LOT 8, SECTION 8, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M. AKA TR A S/P#11-91 AF#9112050009 - Abbreviated Legal Description, click the Assessment Details link above for viewing the full LEGAL DESCRIPTION

Select Tax Statement Year **2024 - Current Year** ▼

2024 First Installment DUE by APRIL 30: \$56.00

2024 Second Installment DUE by OCTOBER 31: \$55.92

2024 Property Tax, Assessments, and Fees		
Tax District	Rate	Amount
MOUNT VERNON	1.5617	\$14.68
PORT DISTRICT 2	0.3776	\$3.55
HOSPITAL DISTRICT 1	0.5990	\$5.63
STATE LEVY	2.3012	\$21.64
MEDIC 1 SERVICES	0.3027	\$2.85
CONSERVATION FUTURES FUND	0.0319	\$0.30
SCHOOL DISTRICT 320	4.1007	\$38.55
SKAGIT COUNTY	0.9415	\$8.85
Special Assessment and Fees		
DIKE 20 GENERAL		\$10.87
SKAGIT CONSERVATION DISTRICT		\$5.00
2024 Property Tax, Assessments, and Fees Total:		\$111.92

2024 Summary	
Levy Code:	0930
Levy Rate:	10.2163
Land Market Value:	\$9,400.00
Building Market Value:	\$0.00
Total Market Value:	\$9,400.00
Taxable Value:	\$9,400.00
General Tax:	\$96.05
Special Assessment/Fees:	\$15.87
2024 Total Due:	\$111.92
2024 Amount Paid:	\$0.00

Amount due may be revised without notice, contact Treasurer's Office for current tax status.

First half tax paid after April 30th requires interest plus penalty on full amount.
Second half becomes delinquent after OCTOBER 31st.
TAX OF LESS THAN \$50.00 MUST BE PAID IN FULL.
Skagit County Treasurer, P.O. Box 518, Mount Vernon, WA 98273

First half tax DUE APRIL 30

Second half tax DUE OCTOBER 31

Pay Property Taxes Online

Account Number

Parcel ID: P24342
Xref ID: 340409-2-001-0002

Owner Information

RES RLH WEST COAST LLC
2125 19TH ST
SACRAMENTO, CA 95818

Site Address

Property Description

(19.9400 ac) DK 20: DR 20: S1/2 SE1/4 SW1/4, SECTION 4, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., LESS DITCH & RD, TOGETHER WITH THAT PORTION OF FINAL ORDER OF VACATION PER RESOLUTION #R20220236 RECORDED UNDER AF#202212130029. - Abbreviated Legal Description, click the Assessment Details link above for viewing the full LEGAL DESCRIPTION

Select Tax Statement Year **2024 - Current Year** ▼

2024 First Installment DUE by APRIL 30: \$183.88

2024 Second Installment DUE by OCTOBER 31: \$183.82

2024 Property Tax, Assessments, and Fees		
Tax District	Rate	Amount
PORT DISTRICT 2	0.3776	\$12.12
COUNTY ROAD	1.2613	\$40.49
SKAGIT COUNTY	0.9415	\$30.22
MEDIC 1 SERVICES	0.3027	\$9.72
CONSERVATION FUTURES FUND	0.0319	\$1.02
FIRE DISTRICT 1	0.4562	\$14.64
HOSPITAL DISTRICT 1	0.5990	\$19.23
STATE LEVY	2.3012	\$73.87
SCHOOL DISTRICT 320	4.1007	\$131.63
Special Assessment and Fees		
DRAINAGE DISTRICT 20		\$3.56
DIKE 20 GENERAL		\$26.20
SKAGIT CONSERVATION DISTRICT		\$5.00
2024 Property Tax, Assessments, and Fees Total:		\$367.70

2024 Summary	
Levy Code:	2730
Levy Rate:	10.3721
Land Market Value:	\$32,100.00
Building Market Value:	\$0.00
Total Market Value:	\$32,100.00
Taxable Value:	\$32,100.00
General Tax:	\$332.94
Special Assessment/Fees:	\$34.76
2024 Total Due:	\$367.70
2024 Amount Paid:	\$0.00

Amount due may be revised without notice, contact Treasurer's Office for current tax status.

First half tax paid after April 30th requires interest plus penalty on full amount.

Second half becomes delinquent after OCTOBER 31st.

TAX OF LESS THAN \$50.00 MUST BE PAID IN FULL.

Skagit County Treasurer, P.O. Box 518, Mount Vernon, WA 98273

First half tax DUE APRIL 30

Second half tax DUE OCTOBER 31

Pay Property Taxes Online

Account Number

Parcel ID: P24348
Xref ID: 340409-2-005-0008

Owner Information

RES RLH WEST COAST LLC
2125 19TH ST
SACRAMENTO, CA 95818

Site Address

Property Description

(20.1900 ac) DR 20: DK 20: A PORTION OF PARCEL 1 SURVEY AF#200507060131 DESCRIBED AS FOLLOWS: N1/2 NW1/4 NW1/4, SECTION 9, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., LESS TR 16FT SQ & DITCH, TOGETHER WITH THAT PORTION OF FINAL ORDER OF VACATION PER RESOLUTION - Abbreviated Legal Description, click the Assessment Details link above for viewing the full LEGAL DESCRIPTION

Select Tax Statement Year 2024 - Current Year ▼

2024 First Installment DUE by APRIL 30: \$184.26

2024 Second Installment DUE by OCTOBER 31: \$184.17

2024 Property Tax, Assessments, and Fees		
Tax District	Rate	Amount
SCHOOL DISTRICT 320	4.1007	\$133.27
MEDIC 1 SERVICES	0.3027	\$9.84
STATE LEVY	2.3012	\$74.79
COUNTY ROAD	1.2613	\$40.99
HOSPITAL DISTRICT 1	0.5990	\$19.47
FIRE DISTRICT 1	0.4562	\$14.83
CONSERVATION FUTURES FUND	0.0319	\$1.04
PORT DISTRICT 2	0.3776	\$12.27
SKAGIT COUNTY	0.9415	\$30.60
Special Assessment and Fees		
DRAINAGE DISTRICT 20		\$3.60
SKAGIT CONSERVATION DISTRICT		\$5.00
DIKE 20 GENERAL		\$22.73
2024 Property Tax, Assessments, and Fees Total:		\$368.43

2024 Summary	
Levy Code:	2730
Levy Rate:	10.3721
Land Market Value:	\$32,500.00
Building Market Value:	\$0.00
Total Market Value:	\$32,500.00
Taxable Value:	\$32,500.00
General Tax:	\$337.10
Special Assessment/Fees:	\$31.33
2024 Total Due:	\$368.43
2024 Amount Paid:	\$0.00

Amount due may be revised without notice, contact Treasurer's Office for current tax status.

First half tax paid after April 30th requires interest plus penalty on full amount.

Second half becomes delinquent after OCTOBER 31st.

TAX OF LESS THAN \$50.00 MUST BE PAID IN FULL.

Skagit County Treasurer, P.O. Box 518, Mount Vernon, WA 98273

First half tax DUE APRIL 30

Second half tax DUE OCTOBER 31

[Pay Property Taxes Online](#)

Account Number

Parcel ID: P24349
Xref ID: 340409-2-006-0007

Owner Information

RES RLH WEST COAST LLC
2125 19TH ST
SACRAMENTO, CA 95818

Site Address

Property Description

(52.8600 ac) DR 20: DK 20: LOT 1 SHORT PLAT#PL03-0689 AF#200402100118 LOCATED IN NW1/4, SECTION 9, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M. - Abbreviated Legal Description, click the Assessment Details link above for viewing the full LEGAL DESCRIPTION

Select Tax Statement Year 2024 - Current Year

2024 First Installment DUE by APRIL 30: \$476.95

2024 Second Installment DUE by OCTOBER 31: \$476.90

2024 Property Tax, Assessments, and Fees		
Tax District	Rate	Amount
MEDIC 1 SERVICES	0.3027	\$25.76
SKAGIT COUNTY	0.9415	\$80.13
FIRE DISTRICT 1	0.4562	\$38.82
COUNTY ROAD	1.2613	\$107.34
SCHOOL DISTRICT 320	4.1007	\$348.97
STATE LEVY	2.3012	\$195.83
PORT DISTRICT 2	0.3776	\$32.14
CONSERVATION FUTURES FUND	0.0319	\$2.71
HOSPITAL DISTRICT 1	0.5990	\$50.98
Special Assessment and Fees		
SKAGIT CONSERVATION DISTRICT		\$5.00
DRAINAGE DISTRICT 20		\$9.44
DIKE 20 GENERAL		\$56.73
2024 Property Tax, Assessments, and Fees Total:		\$953.85

2024 Summary	
Levy Code:	2730
Levy Rate:	10.3721
Land Market Value:	\$85,100.00
Building Market Value:	\$0.00
Total Market Value:	\$85,100.00
Taxable Value:	\$85,100.00
General Tax:	\$882.68
Special Assessment/Fees:	\$71.17
2024 Total Due:	\$953.85
2024 Amount Paid:	\$0.00

Amount due may be revised without notice, contact Treasurer's Office for current tax status.

First half tax paid after April 30th requires interest plus penalty on full amount.

Second half becomes delinquent after OCTOBER 31st.

TAX OF LESS THAN \$50.00 MUST BE PAID IN FULL.

Skagit County Treasurer, P.O. Box 518, Mount Vernon, WA 98273

First half tax DUE APRIL 30

Second half tax DUE OCTOBER 31

Pay Property Taxes Online

Account Number

Parcel ID: P24366
Xref ID: 340409-3-007-0004

Owner Information

RES RLH WEST COAST LLC
2125 19TH ST
SACRAMENTO, CA 95818

Site Address

Property Description

(5.0000 ac) DR 20 DK 20 W 330FT OF N1/2 NW1/4 SW1/4, SECTION 9, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M. - Abbreviated Legal Description, click the Assessment Details link above for viewing the full LEGAL DESCRIPTION

Select Tax Statement Year **2024 - Current Year** ▼

2024 First Installment DUE by APRIL 30: \$47.07

2024 Second Installment DUE by OCTOBER 31: \$46.97

2024 Property Tax, Assessments, and Fees		
Tax District	Rate	Amount
SKAGIT COUNTY	0.9415	\$7.62
MOUNT VERNON	1.5617	\$12.65
HOSPITAL DISTRICT 1	0.5990	\$4.85
MEDIC 1 SERVICES	0.3027	\$2.45
CONSERVATION FUTURES FUND	0.0319	\$0.26
PORT DISTRICT 2	0.3776	\$3.06
SCHOOL DISTRICT 320	4.1007	\$33.21
STATE LEVY	2.3012	\$18.64
Special Assessment and Fees		
DRAINAGE DISTRICT 20		\$0.90
DIKE 20 GENERAL		\$5.40
SKAGIT CONSERVATION DISTRICT		\$5.00
2024 Property Tax, Assessments, and Fees Total:		\$94.04

2024 Summary	
Levy Code:	0930
Levy Rate:	10.2163
Land Market Value:	\$8,100.00
Building Market Value:	\$0.00
Total Market Value:	\$8,100.00
Taxable Value:	\$8,100.00
General Tax:	\$82.74
Special Assessment/Fees:	\$11.30
2024 Total Due:	\$94.04
2024 Amount Paid:	\$0.00

Amount due may be revised without notice, contact Treasurer's Office for current tax status.

First half tax paid after April 30th requires interest plus penalty on full amount.
Second half becomes delinquent after OCTOBER 31st.
TAX OF LESS THAN \$50.00 MUST BE PAID IN FULL.
Skagit County Treasurer, P.O. Box 518, Mount Vernon, WA 98273

First half tax DUE APRIL 30

Second half tax DUE OCTOBER 31

Pay Property Taxes Online

Account Number

Parcel ID: P24368
Xref ID: 340409-3-009-0002

Owner Information

RES RLH WEST COAST LLC
2125 19TH ST
SACRAMENTO, CA 95818

Site Address

Property Description

(2.9600 ac) DR20: DK 20: W1/2 OF SW1/4 OF NW1/4 OF SW1/4, SECTION 9, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., N OF DITCH - Abbreviated Legal Description, click the Assessment Details link above for viewing the full LEGAL DESCRIPTION

Select Tax Statement Year **2024 - Current Year** ▼

2024 First Installment DUE by APRIL 30: \$28.92

2024 Second Installment DUE by OCTOBER 31: \$28.84

2024 Property Tax, Assessments, and Fees		
Tax District	Rate	Amount
MEDIC 1 SERVICES	0.3027	\$1.45
MOUNT VERNON	1.5617	\$7.50
SKAGIT COUNTY	0.9415	\$4.51
PORT DISTRICT 2	0.3776	\$1.81
STATE LEVY	2.3012	\$11.05
SCHOOL DISTRICT 320	4.1007	\$19.68
CONSERVATION FUTURES FUND	0.0319	\$0.15
HOSPITAL DISTRICT 1	0.5990	\$2.88
Special Assessment and Fees		
DIKE 20 GENERAL		\$3.20
DRAINAGE DISTRICT 20		\$0.53
SKAGIT CONSERVATION DISTRICT		\$5.00
2024 Property Tax, Assessments, and Fees Total:		\$57.76

2024 Summary	
Levy Code:	0930
Levy Rate:	10.2163
Land Market Value:	\$4,800.00
Building Market Value:	\$0.00
Total Market Value:	\$4,800.00
Taxable Value:	\$4,800.00
General Tax:	\$49.03
Special Assessment/Fees:	\$8.73
2024 Total Due:	\$57.76
2024 Amount Paid:	\$0.00

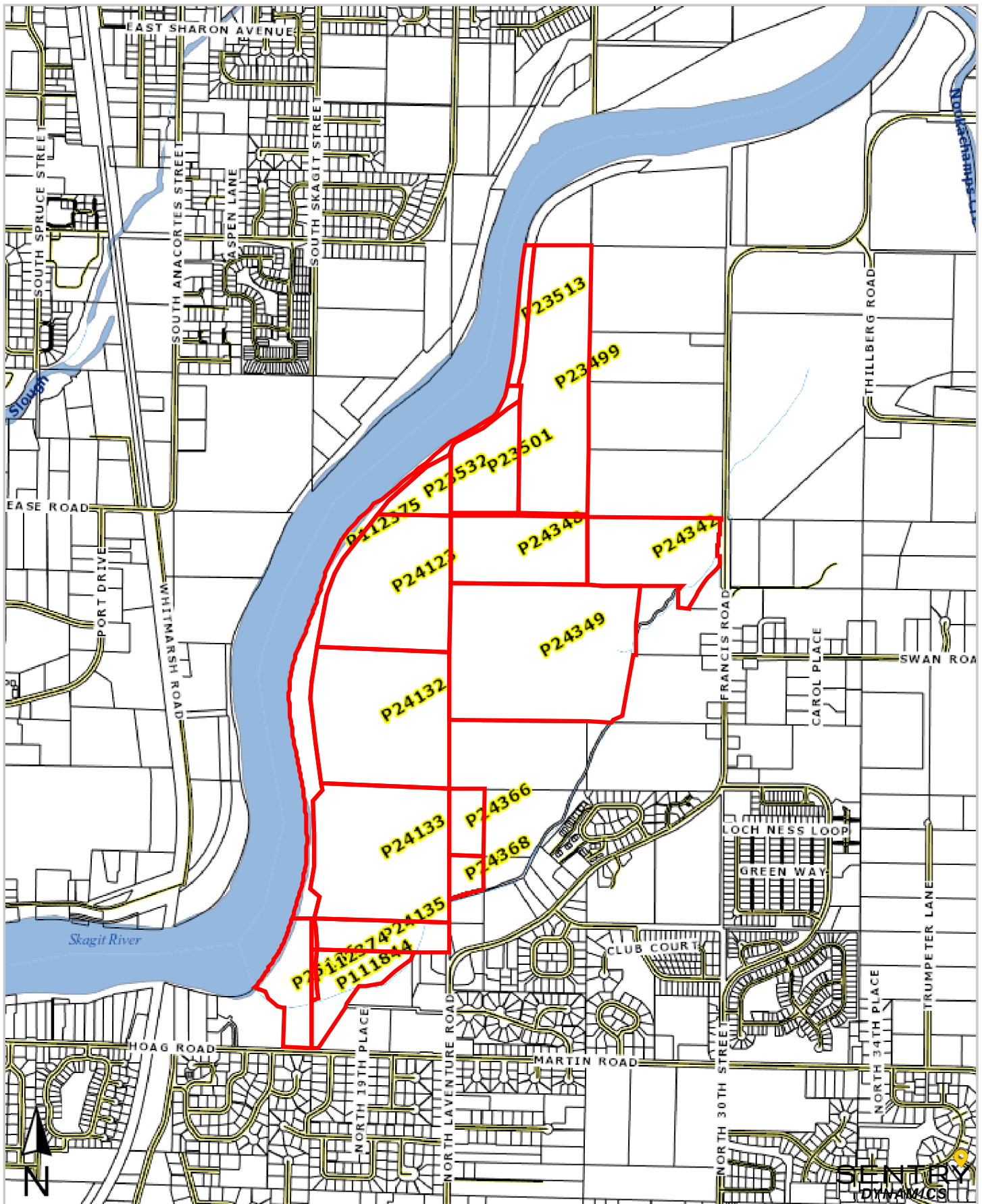
Amount due may be revised without notice, contact Treasurer's Office for current tax status.

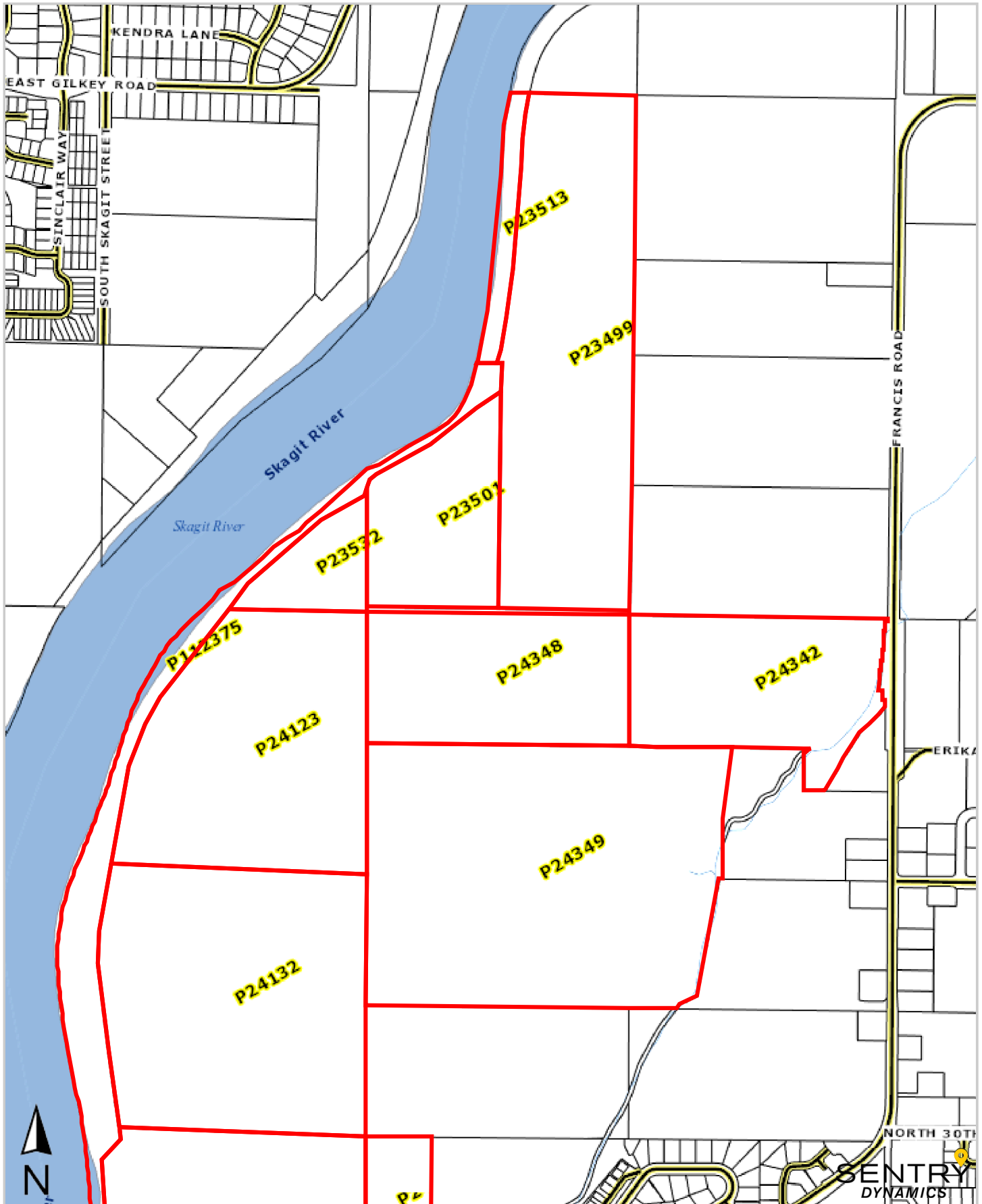
First half tax paid after April 30th requires interest plus penalty on full amount.
Second half becomes delinquent after OCTOBER 31st.
TAX OF LESS THAN \$50.00 MUST BE PAID IN FULL.
Skagit County Treasurer, P.O. Box 518, Mount Vernon, WA 98273

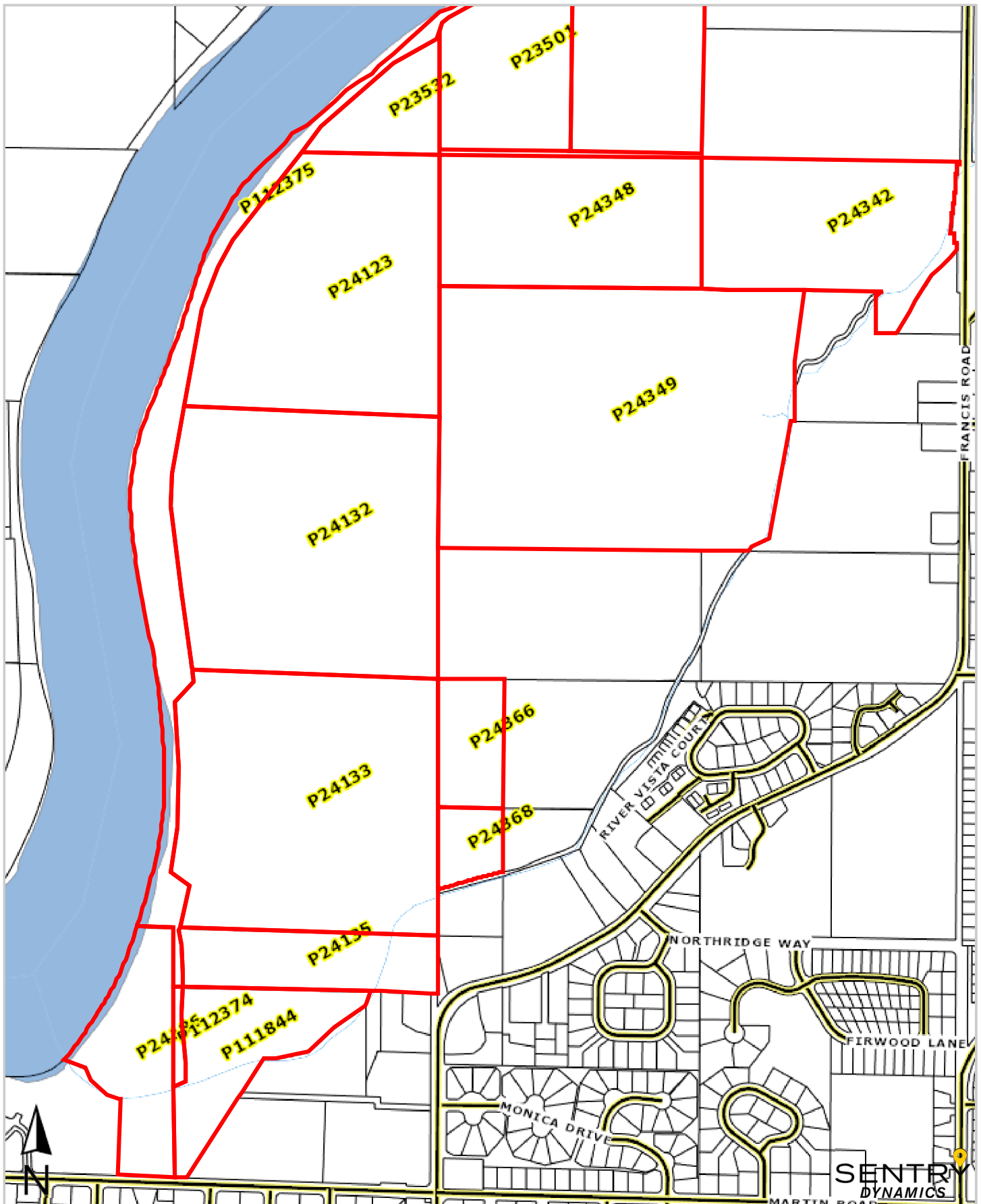
First half tax DUE APRIL 30

Second half tax DUE OCTOBER 31

Pay Property Taxes Online







When Recorded, Return to:
RES-RLH WEST COAST LLC
 Attention: Tim DeGraff
 1210 G Street
 Sacramento, CA 95814

SKAGIT COUNTY WASHINGTON
 REAL ESTATE EXCISE TAX

Affidavit No. 2021-5896

Dec 23 2021

Amount Paid \$9918.49
 Skagit County Treasurer
 By Lena Thompson Deputy

GNW 21-7717

BARGAIN AND SALE DEED

Grantor:	<u>NOOKACHAMPS, LLC, a Delaware limited liability company</u>
Grantee:	<u>RES-RLH WEST COAST LLC, a California limited liability company</u>
Legal Description (abbreviated):	<u>Portions of GL 9 in Sec. 4; GL7 in Sec. 5; GLs 1, 4, 5, 7 and 8 in Sec. 8; and the NWSW and NW of Sec. 9; ALL in Twp. 34 N., R. 4 E., W.M.</u>
<input checked="" type="checkbox"/> Additional on:	<u>Exhibit A</u>
Assessor's Tax Parcel ID #:	<u>111844; 112374; 112375; 23499; 23501; 23513; 23532; 24123; 24132; 24133; 24135; 24186; 24342; 24348; 24349; 24366; and 24368</u>
Reference Nos. of Documents Released or Assigned:	<u>N/A</u>

Grantor, **NOOKACHAMPS, LLC**, a Delaware limited liability company, for good and valuable consideration in hand paid, bargains, sells, and convey(s) to Grantee, **RES-RLH WEST COAST LLC**, a California limited liability company, the following described real property situated in Skagit County, State of Washington, as legally described on attached Exhibit A and incorporated herein by this reference (such described real property, collectively, the "Land"), subject to and excepting the matters listed on attached Exhibit B and incorporated herein by this reference, including without limitation that certain that certain Conservation Easement (as defined on Exhibit B), together with all terms, conditions, covenants and restrictions thereof, all exhibits thereto and all documents, agreements, plans and other instruments referenced therein, in each case as heretofore amended or modified, each of which is hereby incorporated herein by this reference and to each of which the Land is subject. The limited warranty of title created, implied, made or arising from, in, by or under this Bargain and Sale Deed or the grant made herein shall apply to the Land only, and the conveyance, passage or grant of any right, interest, appurtenance, hereditament, building, improvement, fixture or other matter or thing incidental, appurtenant or belonging to the Land made by, included in or arising from this Bargain and Sale Deed or the conveyance, passage or grant contained herein or made hereby IS MADE, CONVEYED, PASSED AND GRANTED IN EACH CASE WITHOUT ANY COVENANT OR WARRANTY OF ANY KIND OR NATURE WHATSOEVER.

[Remainder of page intentionally left blank; signature commences on following page]

DATED as of the 23rd day of December 2021.
*23RD

GRANTOR:

NOOKACHAMPS, LLC,
a Delaware limited liability company

By: [Signature]
Name: Joe Sanderson
Title: Managing Director

STATE OF GEORGIA
COUNTY OF Fulton) ss.

I certify that I know or have satisfactory evidence that Joe Sanderson is the person who appeared before me, and said person acknowledged that (he/she) signed this instrument, on oath stated that (he/she) was authorized to execute the instrument and acknowledged it as a Managing Director of Nookachamps, LLC, a Delaware limited liability company, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED this 23rd day of December 2021.
*23RD

[Signature]
Printed Name Carolyn Seabolt

NOTARY PUBLIC in and for the State of Georgia

My Commission Expires August 10, 2025

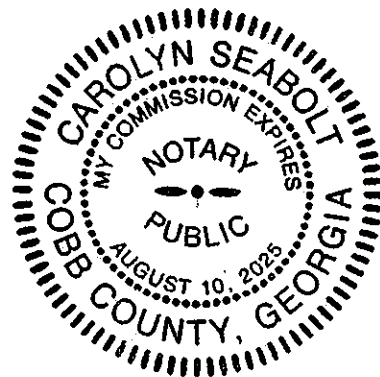


EXHIBIT A
Legal Description

All those tracts or parcels of land lying and being in Skagit County, Washington, and being more particularly described as follows:

Parcel "A":

Those portions of Government Lots 1, 4, 5, and 7 of Section 8, Government Lot 7 of Section 5, and Government Lot 9 of Section 4, all in Township 34 North, Range 4 East, W.M., described as follows:

Commencing at the Southeast corner of said Section 8, as shown on Short Plat No. MV-8-94, recorded in Book 13 of Short Plats, Pages 17 and 18, records of Skagit County, Washington; thence North 87 degrees 57 minutes 29 seconds West, along the South line of said Section 8, a distance of 1322.53 feet to the Southwest corner of said Government Lot 7 of Section 8; thence North 0 degrees 02 minutes 33 seconds East, along the West line of said Government Lot 7, a distance of 1294.08 feet to the Northwest corner of said Government Lot 7 and the True Point of Beginning; thence South 0 degrees 02 minutes 33 seconds West, along said West line, 792.07 feet to the intersection with the Northerly margin of Diking District No. 20 right-of-way as established under Auditor's File No. 140940, and depicted on said Short Plat; thence North 73 degrees 49 minutes 04 seconds East, along said Northerly margin, 62.94 feet to the intersection with the Southerly projection of an existing fence line; thence North 4 degrees 04 minutes 09 seconds West, along said Southerly projection, 87.79 feet to the Southerly end of said fence; thence along said fence, through the following courses and distances:

North 4 degrees 04 minutes 09 seconds West, 220.90 feet; thence North 1 degree 40 minutes 44 seconds East, 226.34 feet; thence North 2 degrees 35 minutes 50 seconds West, 145.12 feet; thence North 12 degrees 00 minutes 32 seconds West, 70.50 feet; thence North 9 degrees 25 minutes 10 seconds East, 248.09 feet; thence North 54 degrees 29 minutes 36 seconds West,

119.44 feet; thence North 13 degrees 30 minutes 57 seconds East, 213.35 feet; thence North 1 degree 06 minutes 00 seconds East, 306.24 feet; thence North 3 degrees 26 minutes 29 seconds West, 321.87 feet to the Northerly end of said fence; thence along the Westerly edge of cleared land through the following courses and distances:

North 40 degrees 57 minutes 02 seconds East, 140.48 feet; thence North 7 degrees 53 minutes 01 seconds West, 448.95 feet; thence North 6 degrees 52 minutes 51 seconds West, 435.47 feet; thence North 2 degrees 48 minutes 47 seconds East, 168.76 feet; thence North 10 degrees 18 minutes 35 seconds East, 840.58 feet; thence North 20 degrees 14 minutes 28 seconds East, 219.26 feet; thence North 29 degrees 26 minutes 41 seconds East, 160.56 feet; thence North 37 degrees 50 minutes 51 seconds East, 718.19 feet; thence North 48 degrees 23 minutes 50 seconds East, 487.33 feet; thence North 61 degrees 18 minutes 31 seconds East, 252.59 feet; thence North 18 degrees 24 minutes 20 seconds East, 85.14 feet; thence North 47 degrees 42 minutes 23 seconds East, 42.85 feet; thence North 61 degrees 26 minutes 11 seconds East, 309.97 feet; thence North 51 degrees 56 minutes 44 seconds East, 290.58 feet; thence North 55 degrees 18 minutes 16 seconds East, 233.00 feet, thence North 40 degrees 22 minutes 16 seconds East, 635.78 feet; thence North 44 degrees 00 minutes 20 seconds East, 264.16 feet to the East line of said Government Lot 9 of Section 4, also being the West line of Government Lot 7 of said Section 4; thence North 0 degrees 30 minutes 53 seconds East, along said East line of Government Lot 9, a distance of 786.63 feet to the North line of said Government Lot 9; thence North 89 degrees 42 minutes 49 seconds West, along said North line 530.3 feet, more or less, to the line of ordinary high water of the Skagit River; thence Southerly along said line of ordinary high water to a point on the South line of said Government Lot 5 of Section 8, also being the North line of Government Lot 8 of said Section 8, which lies North 87 degrees 49 minutes 30 seconds West, from the True Point of Beginning; thence South 87 degrees 49 minutes 30 seconds East, along said South line of Government Lot 5, a distance of 220.9 feet, more or less, to the True Point of Beginning.

(A Southerly portion of said premises is a portion of Lot 4 of City of Mount Vernon Short Plat No. MV-8-94, approved July 1, 1997 and recorded July 1, 1997 under Auditor's File No. 9707010107 in Volume 13 of Short Plats, Page 18, Records of Skagit County, Washington.

Except from all of the above, those portions conveyed to and/or lying within as-built rights-of-way of Diking District No. 20.

Said Parcel "A" being Together with shorelands of the Second Class, as conveyed by the State Washington, lying in front of, adjacent to or abutting upon that portion of the property described herein which lies within the East 1/2 of Government Lot 9 of Section 4, Township 34 North, Range 4 East, W.M..

Parcel "B":

Tract "A" of that certain City of Mount Vernon Short Plat No. 11-91, known as "Hoag Hill" as recorded in Book 10 of Short Plats at Pages 31 and 32, under Auditor's File No. 9112050009, records of Skagit County, Washington. Being a portion of Government Lot 8 in Section 8, Township 34 North, Range 4 East, W.M.)

Parcel "C":

Lot 1 of Short Plat No. PL-03-0689, approved February 4, 2004 and recorded February 10, 2004 under Skagit County Auditor's File No. 200402100118; being a portion of the Northwest 1/4 of Section 9, Township 34 North, Range 4 East, W.M., together with a non-exclusive 20-foot easement for access and utilities over, under and across Lot 2 of said Short Plat.

The following described Parcels "D", "E", "F", "G", "H", "I" and "J", except those portions thereof conveyed to the City of Mount Vernon by deed recorded January 7, 1998 as Skagit County Auditor's File No. 9801070068:

Parcel "D":

The East 1/2 of Government Lot 9 in Section 4, Township 34 North, Range 4 East, W.M., EXCEPT dike right-of-way, and except those portions conveyed to Skagit County for road purposes by deed recorded as Auditor's File Nos. 157533 and 157534.

Parcel "E":

The West 1/2 of Government Lot 9, Section 4, Township 34 North, Range 4 East, W.M., except that portion conveyed to Diking District No. 20, by deed recorded April 5, 1920, under Auditor's File No. 140934, and except roads.

Parcel "F":

Government Lot 7, Section 5, Township 34 North, Range 4 East, W.M., except right-of-way for dikes.

Parcel "G":

Government Lots 1, 4 and 5, Section 8, Township 34 North, Range 4 East, W.M., except that portion conveyed to Diking District No. 20 by deed recorded April 5, 1920, under Auditor's File No. 140940, and except those portions conveyed to Skagit County for road purposes by deeds recorded January 17, 1911 and September 15, 1913, under Auditor's File Nos. 82886 and 98377, respectively.

Parcel "H":

Lot 4, City of Mount Vernon Short Plat No. MV-8-94, approved July 1, 1997 and recorded July 1, 1997 under Auditor's File No. 9707010107 in Volume 13 of Short Plats, Page 18, records of Skagit County, Washington; being a portion of Government Lot 7, Section 8, Township 34 North, Range 4 East, W.M.

Parcel "I":

That portion of Government Lot 7 of Section 8, Township 34 North, Range 4 East, W.M., lying North of the Northerly boundary line of the "City Limits of Mount Vernon" as described in Ordinance No. 1134 approved December 22, 1954. (Said Northerly boundary line being the North line of City of Mount Vernon Short Plat MV-8-94, Skagit County Auditor's File No. 9707010107 and as extended Easterly to the East line of said Government Lot 7);

Except those portions conveyed to Skagit County for road purposes by deeds recorded January 17, 1911 and September 15, 1913, under Auditor's File Nos. 82886 and 98377, respectively.

And except that portion conveyed to Diking District No. 20 by deed recorded April 5, 1920 under Auditor's File No. 140940.

Parcel "J":

The West 330 feet of the North 1/2 of the Northwest 1/4 of the Southwest 1/4 of Section 9, Township 34 North, Range 4 East, W.M.;

Also, that portion of the West 1/2 of the Southwest 1/4 of the Northwest 1/4 of the Southwest 1/4 of Section 9, Township 34 North, Range 4 East, W.M., lying Northerly of the Northerly line of the right-of-way conveyed to Diking District No. 20 by deed recorded April 5, 1920, under Auditor's File No. 140928.

Except from Parcels "D", "E", "F", "G", "H", "I" and "J", described above, all those portions

conveyed to the City of Mount Vernon by deed recorded January 7, 1998 under Skagit County Auditor's File No. 9801070068.

Parcel "K":

Those portions of the North 1/2 of the Northeast 1/4 of the Northwest 1/4; and of the North 1/2 of the Northwest 1/4 of the Northwest 1/4; and of the South 1/2 of the Northeast 1/4 of the Northwest 1/4, all in Section 9, Township 34 North, Range 4 East, W.M., lying within Parcel 1 "After BLA" of "Skagit County BLA No. PL05-0319 for Wildlands of Washington, Inc." as described and delineated on the face of a Survey of said BLA No. PL05-0319 recorded July 6, 2005 as Auditor's File No. 200507060131.

APN: 111844; 112374; 112375; 23499; 23501; 23513; 23532; 24123; 24132; 24133; 24135; 24186; 24342; 24348; 24349; 24366; 24368

NOTE: APN(s)/Parcel ID(s) is (are) provided for informational and reference purposes only and are not warranted.

EXHIBIT B
Permitted Encumbrances

Note: As used in this Exhibit B, the term "Property" shall mean the Land.

1. All taxes, fees, duties and other assessments (including without limitation related interest, fines and penalties) (collectively, "**Taxes**") for the current tax year and subsequent years and all additional or supplemental Taxes, which are liens not yet due and payable.

2. All additional, supplemental, rollback, recapture or other property Taxes (including without limitation reassessments of the values of all or any portion of the Property and Taxes resulting therefrom, and further including, without limitation, any and all of the foregoing imposed, assessed or reassessed under or resulting from operation or application of or under applicable laws of the State of Washington) imposed upon all or any portion of the Property on or after the date of this Bargain and Sale Deed (the "**Deed Date**") for any prior or subsequent periods (i) pursuant to the provisions of any one or more of RCW 84.26, RCW 84.33 or RCW 84.34 of the Revised Code of Washington or (ii) based on, due to or arising from (x) any change of use of all or any portion of the Property by any party on or after the Deed Date, (y) any failure on or after the Deed Date of all or any portion of the Property to qualify for or be enrolled in any applicable program providing for any reduced or special valuation thereof, or (z) any one or more of this Bargain and Sale Deed, the sale, transfer or conveyance of the Property to Grantee or the sale, transfer, conveyance or assignment of the below-defined Project or any other assets related to the Property or the Project, or both, to Grantee), any and all of which Grantee hereby assumes and agrees to pay.

3. Roads, rights-of-way, and streams, if any, not shown by the public records, water (including, without limitation, riparian and littoral) rights, and rights, interests and claims associated with or related or appurtenant to any or all of the foregoing matters.

4. Titles, rights and claims asserted by anyone in or to the uninterrupted flow, shores or beds, or as a result of past or future actions or changes in the location, of any waterway, watercourse or other body of water at any time located on, running through or constituting or affecting any boundary of the Property; rights of upper and lower riparian owners in and to the waters of any such waterway, watercourse or other body of water and the natural flow thereof free from diminution or pollution, and rights, interests and claims related or appurtenant to any or all of the foregoing matters; and rights of the others (including without limitation the public) to the unrestricted use of all waters of a navigable body of water for any and all purposes, as those waters may affect the tidelands, shorelands or adjoining uplands (whether the level of any such water has been raised naturally or artificially to a maintained or fluctuating level), all as further defined from time to time by the laws of the jurisdiction in which all or any portion of the Property is located. In addition to, and without limiting, the foregoing, (a) any question that may arise due to the shifting and/or changing in the course of, and title to any portion of the Property lying below the mean high water mark of, the Skagit River, and (b) Indian Tribal Codes or Regulations, Indian Treaty or Aboriginal Rights, including without limitation easements or equitable servitudes.

5. Oil, gas, mineral and other subsurface rights, interests and reservations, and rights, interests and claims related or appurtenant to any or all of the foregoing matters.

6. The respective terms and conditions of each agreement, document, bill of sale and other instrument, whether recorded or unrecorded, to which Grantor is or was a party or by which the Property is bound and which governs, enables, permits or relates to any one or more of the establishment, permitting, development, construction, ownership, operation, maintenance or repair of the mitigation and/or conservation project known as the "Nookachamps Wetland Mitigation Bank" located on all or any portion of the Property (such project, the "**Project**"), and the rights of parties under any one or more of the foregoing.

7. All applicable laws, regulations, statutes, codes, rules, permits, licenses, certifications, decrees or standards imposed by any entity exercising executive, legislative, judicial, regulatory or administrative functions of or pertaining to government, including any governmental authority, agency, committee, department, board, commission or instrumentality of any United States federal, state or other jurisdiction, or any political subdivision thereof, and any tribunal, court or arbitrator(s) of competent jurisdiction, including without limitation the United States Army Corps of Engineers and other state and federal agencies (each of the foregoing, a "**Governmental Authority**"), and any order, injunction, judgment, decree, ruling, writ, assessment, award, subpoena, verdict, settlement or finding from any Governmental Authority.

8. All matters that would be disclosed by a current and accurate survey or inspection (or both) of the Property or any portion thereof.

9. All rights and claims, including without limitation lien rights or claims, for or with respect to any commissions or other amounts related to or arising from sales or reservations of mitigation and/or conservation credits or values from the Project which are (a) the express written obligation of, or the obligations for which have been expressly assumed in writing by, Grantee, or (b) due, owing or payable to Grantee, any of Grantee's affiliates or their respective successors or assigns, if any.

10. All amounts, charges and lien rights or claims related to or arising from expenses related to or arising from or out of the Property or the Project, or both, or any contract or other agreement related thereto which are not due and payable by Grantor in the ordinary course of Grantor's business prior to the Deed Date, and all inchoate lien rights arising out of any work (including without limitation labor, services, materials and equipment performed or supplied, as applicable in connection therewith) performed or supplied to, for or with respect to the Property or the Project, or both, prior to the Deed Date, if any, in any case except as and to the extent otherwise expressly agreed to by Grantor in a written agreement between and signed by Grantor and Grantee.

11. County liens, if any, for the County of Skagit, and municipal assessments, if any, levied by the City of Mount Vernon.

12. The rights of the public, including without limitation Governmental Authorities, in and to any trail and any dike or drainage improvements, in any case now or hereafter located on the Property.

13. Any service, installation, connection, maintenance, construction, tap or reimbursement charges/costs for sewer, water, garbage or electricity, or any other impact fees.

14. Any and all offers of dedications, conditions, restrictions, easements, fence line/boundary discrepancies and encroachments, notes, provisions and/or any other matters as disclosed or delineated on the face of the plat/short plat/survey named Short Plat No. MV-8-94 recorded July 1, 1997, as Auditor's File No. 9707010107 of the records of the office of the Auditor of Skagit County, Washington ("Official Records").

15. Agreement (and the terms and provisions thereof) between City of Mount Vernon and Salem Lutheran Church, recorded May 15, 1997, as Auditor's File No. 9705150052 of the Official Records.

16. Agreement (and the terms and provisions thereof) between City of Mount Vernon and Salem Lutheran Church, recorded March 9, 1993, as Auditor's File No. 9303090013 of the Official Records.

17. Agreement (and the terms and provisions thereof) between City of Mount Vernon and Salem Lutheran Church, recorded July 1, 1997, as Auditor's File No. 9707010108 of the Official Records.

18. Instrument (and the terms and provisions thereof) recorded April 12, 1978, as Auditor's File No. 877358 of the Official Records.

In Favor of: District Improvement No. 20

19. Instrument (and the terms and provisions thereof) recorded July 13, 1982, as Auditor's File No. 8207130027 of the Official Records.

In Favor of: Puget Sound Energy (and/or its predecessors)

20. Any and all offers of dedications, conditions, restrictions, easements, fence line/boundary discrepancies and encroachments, notes, provisions and/or any other matters as disclosed or delineated on the face of the plat/short plat/survey named Short Plat No. MV-11-91 recorded December 5, 1991, as Auditor's File No. 9112050009 of the Official Records.

21. Reservations in Deed (and the terms and provisions thereof and of such Deed) executed by State of Washington, unrecorded but filed September 19, 1953 in Volume 21 of State Deeds, page 803.

22. Reservations in Deed (and the terms and provisions thereof and of such Deed) executed by City of Mount Vernon recorded October 31, 2008, as Auditor's File No. 200810310079 of the Official Records.

23. Instrument (and the terms and provisions thereof) recorded November 26, 1968, as Auditor's File No. 720764 of the Official Records.

In Favor of: George M. and Reba M. Dynes

24. Regulatory notice/agreement regarding Ordinance No. 2862 (and the terms and provisions thereof) that may include covenants, conditions and restrictions, recorded April 8, 1998, as Auditor's File No. 9804080063 of the Official Records.

25. Agreement (and the terms and provisions thereof) between Evangelical Salem Lutheran Church (which acquired title as Salem Lutheran Church, a Washington non-profit corporation) and City of Mount Vernon, recorded October 28, 1999, as Auditor's File No. 199910280079 of the Official Records.

26. Regulatory notice/agreement regarding Ordinance No. 3006 (and the terms and provisions thereof) that may include covenants, conditions and restrictions, recorded May 22, 2000, as Auditor's File No. 200005220118 of the Official Records.

27. Instrument (and the terms and provisions thereof) recorded October 26, 1948, as Auditor's File No. 424261 of the Official Records.

In Favor of: Puget Sound Energy (and/or its predecessors)

28. Instrument (and the terms and provisions thereof) recorded April 5, 1920, as Auditor's File No. 140939 of the Official Records.

In Favor of: Diking District No. 20

29. Any and all offers of dedications, conditions, restrictions, easements, fence line/boundary discrepancies and encroachments, notes, provisions and/or any other matters as disclosed or delineated on the face of the plat/short plat/survey named Short Plat No. PL-03-0689 recorded February 20, 2004, as Auditor's File No. 200402100118 of the Official Records.

30. Instrument (and the terms and provisions thereof) recorded February 10, 2004, as Auditor's File No. 200402100119 of the Official Records.

In Favor of: Skagit County

31. Exact location of access and utilities easement referenced on plat/short plat/survey named Short Plat No. PL-03-0689 recorded February 20, 2004, as Auditor's File No. 200402100118 of the Official Records.

32. Instrument (and the terms and provisions thereof) recorded April 20, 1931, as Auditor's File No. 242696 of the Official Records.

In Favor of: Puget Sound Energy (and/or its predecessors)

33. Instrument (and the terms and provisions thereof) recorded April 5, 1920, as Auditor's File No. 140941 of the Official Records.

In Favor of: Diking District No. 20

34. Instrument (and the terms and provisions thereof) recorded August 5, 1921, as Auditor's File No. 151199 of the Official Records.

In Favor of: Ed M. Lindquist

35. Any and all offers of dedications, conditions, restrictions, easements, fence line/boundary discrepancies and encroachments, notes, provisions and/or any other matters as disclosed or delineated on the face of the plat/short plat/survey named Survey recorded July 6, 2005, as Auditor's File No. 200507060131 of the Official Records.

36. Lot certification (and the terms and provisions thereof) recorded July 6, 2005, as Auditor's File No. 200507060129 of the Official Records.

37. Lot certification (and the terms and provisions thereof) recorded July 6, 2005, as Auditor's File No. 200507060130 of the Official Records (and re-recorded as Auditor's File No. 200906100088 of the Official Records).

38. Grant Deed of Conservation Easement and the terms and provisions thereof (such instrument herein referenced being referred to in this Bargain and Sale Deed as the "**Conservation Easement**") recorded June 30, 2009 as Auditor's File No. 200906300133 of the Official Records.

In favor of: Cascade Land Conservancy

39. Instrument (and the terms and provisions thereof) recorded March 7, 2012, as Auditor's File No. 201203070044 of the Official Records.

In Favor of: City of Mount Vernon

40. Agreements (and the respective terms and provisions thereof) recorded on various dates as the following Auditor's File Nos. of the Official Records: 201001190288, 201008230255, 201009070185, 201102220058, 201110200002, 201208020019, 201302260016, and 201309190015, as affected as described in and evidenced by Memorandum of Agreement of Assignment and Assumption dated on or about the Deed Date by and between Grantor and Grantee and recorded on or after the Deed Date in the Official Records.

41. The lack of a right of access to and from the Property.

42. Validity of Second Class Shorelands lying in front of, adjacent to or abutting upon the East ½, in area, of Government Lot 9, Section 4, Township 34 North, Range 4 East, W.M., as shown on unrecorded State Deed filed September 16, 1953 in Volume 21, page 803 of State Deed Records on file in the Aquatic Lands Offices of the Department of Natural Resources, recorded June 10, 2009, as Auditor's File No. 200906100088 of the Official Records.

43. Portions of the Property have been reclassified as Farm and Agriculture, as reflected by instruments (and the respective terms and provisions thereof) recorded on various dates as the following Auditor's File Nos. of the Official Records: 750940, 761276, 775571, 800178, 806807, 760873, 873920, and 807134. Such portions may be subject to further taxes, interest and penalties thereupon as provided by chapter 84.34 and 84 R.C.W. upon withdrawal from such classification or change in use thereof.

44. Notices of Continuance (and the respective terms and provisions thereof) recorded on various dates as the following Auditor's File Nos. of the Official Records: 200404270010, 200905070026, 200507290008, and 200508110043; and any Notice of Continuance filed, or the lack of filing of any Notice of Continuance, in connection with this Bargain and Sale Deed or the conveyances made herein.

45. Notice of Request to Remove Current Use regarding removal of portions of the Property from Current Use classification as Farm and Agricultural Land as of January 1, 2021, together with Notice of Removal of Current Use Classification and Additional Tax Calculations recorded as Auditor's File No. 202112170133 of the Official Records, all matters giving rise to or forming the basis of any one or more of such Notices or such removal, and all matters resulting or arising from or in connection with any one or more of such Notices or such removal.

46. Rights of parties in possession, including without limitation under unrecorded leases or periodic tenancies, disclosed to Grantee.

47. All matters appearing in Grantee's final owner's policy of title insurance issued for or with respect to the Property.