

When Recorded Return to:  
RONALD SPARKOWICH  
NANCY SPARKOWICH  
58641 Highway 20  
Rockport, WA 98283



200302180199  
Skagit County Auditor

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Island Title Company  
Order No: BE7075 MJJ  
C25391

**STATUTORY WARRANTY DEED**

THE GRANTOR RUTH HUNTER, a single individual

for and in consideration of One Hundred Fifty-Seven Thousand Five Hundred and 00/100...(\$157,500.00) DOLLARS in hand paid, conveys and warrants to RONALD SPARKOWICH and NANCY SPARKOWICH, husband and wife

the following described real estate, situated in the County of Skagit, State of Washington:


**Tract 1, SKAGIT COUNTY SHORT PLAT NO. 93-74; being a portion of Government Lots 3 and 5 of the Southeast Quarter of Section 14, Township 35 North, Range 10 East of the Willamette Meridian as more fully described in Exhibit "A" which is attached hereto and made a part hereof.**

Tax Account No. : 351014-0-009-1201 P105044

Subject to: Restrictions, reservations and easements of record and Skagit County Right To Farm Ordinance as described below:

Skagit County has established a policy for unincorporated areas to protect and encourage agriculture and forestry operations. If your real property is located near an agriculture or forestry operation, you may be subject to inconvenience or discomfort arising from such operations, including but not limited to, noise, odors, fumes, dust, flies, and other associated pests, the operation of machinery of any kind during any 24-hour period, the storage and disposal of manure, and the application of fertilizers, soil amendments, and pesticides. If conducted in compliance with local, state, and federal laws, these inconveniences or discomforts are hereby deemed not to constitute a nuisance as provided in Chapter 7.48 RCW for purposes of the Skagit County Code and shall not be subject to legal action as a public nuisance.

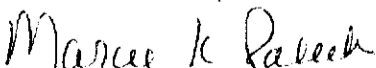
Dated: February 12, 2003

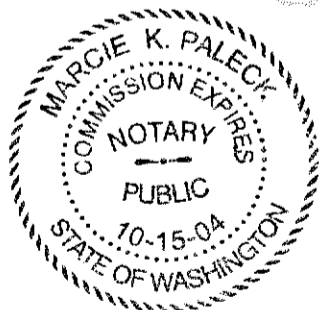
  
RUTH HUNTER

STATE OF WASHINGTON  
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that RUTH HUNTER the person(s) who appeared before me, and said person(s) acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes therein mentioned in this instrument.

Dated: February 18<sup>th</sup> 2003

  
Marcia J. Jennings  
Notary Public in and for the State of Washington  
Residing at Sedro Woolley Mount Vernon  
My appointment expires: 10/5/2004 10/15/04



733  
SKAGIT COUNTY WASHINGTON  
Real Estate Excise Tax  
PAID  
FEB 18 2003  
Amount Paid \$ 2409.75  
By: man Deputy  
Skagit County Treasurer

MARCIE K. PALECK

Island Title Company

EXHIBIT 'A'

**Description:**

**Order No: BE7075 MJJ**

EXHIBIT "A"

PARCEL A:

Tract 1, SKAGIT COUNTY SHORT PLAT NO. 93-74, approved April 20, 1994, and recorded April 20, 1994, in Volume 11 of Short Plats, pages 68 and 69, under Auditor's File No. 9404200040, records of Skagit County, Washington; being a portion of Government Lots 3 and 5 of the Southeast Quarter of Section 14, Township 35 North, Range 10 East of the Willamette Meridian.

PARCEL B:

An easement for ingress and egress over and across that certain 40-foot by 40-foot easement in the Southeast corner of that portion of Tract 2, Skagit County Short Plat No. 93-74, approved April 20, 1994, and recorded April 20, 1994, in Volume 11 of Short Plats, pages 68 and 69, under Auditor's File No. 9404200040, records of Skagit County, Washington; being a portion of Government Lots 3 and 5 of the Southeast Quarter of Section 14, Township 35 North, Range 10 East of the Willamette Meridian, lying Westerly of the highway, as said easement is delineated on the face of said Skagit County Short Plat No. 93-74.

ALL situated in Skagit County, Washington.



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