

When Recorded Return to:
ROBERT M. GADDIS
31483 W. Main Street
Lyman, WA 98263



200303210300
Skagit County Auditor

3/21/2003 Page 1 of 2 3:40PM

Island Title Company
Order No: BE7280 MJJ
C 25928

STATUTORY WARRANTY DEED

THE GRANTOR BOWEN and CAROLE CARPENTER, Trustees of the BOWEN AND CAROLE CARPENTER LIVING TRUST, dated November 12, 1996 for and in consideration of One Hundred Thirty-Two Thousand Four Hundred Seventy-Five and 00/100...(\$132,475.00) DOLLARS in hand paid, conveys and warrants to ROBERT M. GADDIS, a married individual as his separate estate

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

A Portion of the Southeast Quarter of the Northwest Quarter of Section 17, Township 35 North, Range 6 East of the Willamette Meridian as more fully described in Exhibit "A" which is attached hereto and made a part hereof.

Tax Account No. : 350617-2-163-0023 P41507

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: March 7, 2003

BOWEN and CAROLE CARPENTER LIVING TRUST, dated November 12, 1996

Bowen Carpenter Trustee Carole Carpenter Trustee
Bowen Carpenter, Trustee Carole Carpenter, Trustee

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

#1302

MAR 21 2003

STATE OF WASHINGTON
COUNTY OF Skagit

Amount Paid \$ 2,358.00
Skagit Co. Treasurer
By [Signature] Deputy

I certify that I know or have satisfactory evidence that Bowne Carpenter and Carole Carpenter to me known to be the Trustees of the BOWEN and CAROLE CARPENTER LIVING TRUST, dated November 12, 1996 the entity that they executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of the said entity, for the uses and purposes therein mentioned, and on oath state that they are authorized to execute the said instrument on behalf of said entity.

Dated: March 10, 2003

Marcia J. Jennings
Marcia J. Jennings
Notary Public in and for the State of Washington
Residing at Sedro Woolley
My appointment expires: 10/5/2004
LPB No. 10



Island Title Company

EXHIBIT 'A'

Description:

Order No: BE7280 MJJ

That portion of the Southeast Quarter of the Northwest Quarter of Section 17, Township 35 North, Range 6 East of the Willamette Meridian, described as follows:

Beginning on the North line of the John Robinson County Road, as established January 8, 1925, at a point which is 40 feet West of the East line of the Northwest Quarter of said Section;
Thence Southwesterly along said North line to a point which is 182 feet West of the East line of the Northwest Quarter of said Section;
Thence Northerly on a line which if extended would intersect the North line of the Southeast Quarter of the Northwest Quarter of said Section, at a point 176 feet West of the East line of the Northwest Quarter of said Section, to a point 130 feet South of the North line of the Southeast Quarter of the Northwest Quarter of said Section;
Thence East to a point North of the point of beginning;
Thence South to the point of beginning;

EXCEPT that portion conveyed to the Town of Lyman for road purposes by instrument recorded February 2, 1965, under Auditor's File No. 661693, records of Skagit County, Washington.

Situated in Skagit County, Washington



200303210300
Skagit County Auditor