

When Recorded Return to:  
DARREN M. LUCIANNA  
1709 Meadow Drive  
Mount Vernon WA 98273



200303280242  
Skagit County Auditor

3/28/2003 Page

1 of 2 4:22PM

Island Title Company  
Order No: BE7320 MKP  
C 25992 ✓

**BARGAIN AND SALE DEED**

THE GRANTOR CIT GROUP/CONSUMER FINANCE, INC., a Delaware corporation

for and in consideration of One Hundred Thirteen Thousand Five Hundred and 00/100.....(\$113,500.00) DOLLARS

in hand paid, conveys and warrants to DARREN M. LUCIANNA and JANELLE M. LUCIANNA, husband and wife

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

Lot 18, Block 1, 'MOUNT VERNON HEIGHTS ADDITION, MOUNT VERNON WASHINGTON.', as per plat recorded in Volume 5 of Plats, page 47, records of Skagit County, Washington.

Situated in Skagit County, Washington

**Subject to: Restrictions, reservations and easements of record.**

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.

The Grantor, for themselves and for their successors in interest do by these presents expressly limit the covenants of the deed to those herein expressed and exclude all covenants arising or to arise by statutory or other implication, and do hereby covenant that against all persons whomsoever lawfully claiming or to claim by, through or under said Grantor and not otherwise, they will forever warrant and defend the said described real estate.

Tax Account No. : 3747-001-018-0000 P53878

Dated: March \_\_\_\_\_, 2003

#1487  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

CIT GROUP/CONSUMER FINANCE, INC.

*Darrell Johnson* 3-17-03  
By Darrell Johnson Date

MAR 28 2003

Amount Paid \$ 200.30  
Skagit Co. Treasurer  
By *[Signature]* Deputy

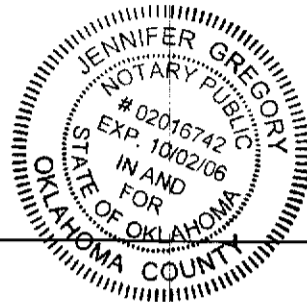
**DARRELL JOHNSON, V.P.**

STATE OF Oklahoma  
COUNTY OF OK

I certify that I know or have satisfactory evidence that Darrell Johnson the person(s) who appeared before me, and said person(s) acknowledged that he signed this instrument, on oath stated that he is authorized to execute the instrument and acknowledged it as the Vice President of CIT GROUP/CONSUMER FINANCE, INC. to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: 3/18/03

Jennifer Gregory  
Notary Public in and for the State of Oklahoma  
Residing at \_\_\_\_\_  
My appointment expires: \_\_\_\_\_



ORIGINAL DOCUMENT



200303280242  
Skagit County Auditor