

When Recorded Return to:
STEVE HAMMATT
PHYLLIS HAMMATT
16593 Mc Lean Rd.
Mount Vernon WA 98273



200304110106
Skagit County Auditor

4/11/2003 Page 1 of 2 11:23AM

Island Title Company
Order No: BE7349 MKP

CHICAGO TITLE CO.

C-26640 ✓

STATUTORY WARRANTY DEED

THE GRANTOR DEAN W. NELSON and RHONDA L. ROBERTS, husband and wife

for and in consideration of Two Hundred Thousand and 00/100...(\$200,000.00) DOLLARS

in hand paid, conveys and warrants to

STEVE HAMMATT and PHYLLIS HAMMATT, husband and wife

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

Lot 13, CASCADE RIDGE P.U.D., according to the plat thereof, recorded in Volume 14 of Plats, pages 112 through 121, records of Skagit County, Washington.

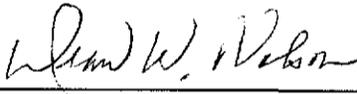
Situated in Skagit County, Washington.

Tax Account No. : 4530-000-013-0014 P83848

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.

Dated: April 8, 2003

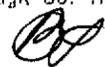

DEAN W. NELSON Date 4/9/03


RHONDA L. ROBERTS Date 4/9/03

#1705

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

APR 11 2003

Amount Paid \$ 3000.00
By  Deputy

STATE OF WASHINGTON
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that DEAN W. NELSON and RHONDA L. ROBERTS the person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes therein mentioned in this instrument.

Dated: April 9 2003

Marcie K. Paleck
Marcie K. Paleck
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: October 15, 2004



200304110106
Skagit County Auditor

4/11/2003 Page 2 of 2 11:23AM