

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



200306190177  
Skagit County Auditor

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Chicago Title Company - Island Division

Order No: BE7751 MKP

027166 ✓

### STATUTORY WARRANTY DEED

THE GRANTOR DAVID E. EDWARDS and TEDDI EDWARDS, husband and wife

for and in consideration of Ninety-Three Thousand Five Hundred and 00/100...(\$93,500.00)  
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 16, Block 2, Supplemental Plat of KNUTZEN'S ADDITION TO THE TOWN OF  
BURLINGTON, according to the Plat thereof recorded in volume 4 of Plats, Page 7,  
records of Skagit County, Washington.

Situated in Skagit County, Washington.

Tax Account No. : 4089-002-016-0004 P72685

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: June 10, 2003

David E. Edwards 6/11/03  
DAVID E. EDWARDS Date

Teddi Edwards 6/11/03  
TEDDI EDWARDS Date

#2975

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

JUN 19 2003

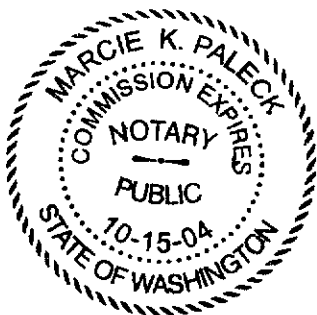
Amount Paid \$ 16604.30  
Skagit Co. Treasurer  
By [Signature] Deputy

STATE OF WASHINGTON  
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that DAVID E. EDWARDS and TEDDI EDWARDS 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: June 11 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



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**EXHIBIT "A"**

Lot 16, Block 2, Supplemental Plat of KNUTZEN'S ADDITION TO THE TOWN OF BURLINGTON, according to the Plat thereof recorded in volume 4 of Plats, Page 7, records of Skagit County, Washington.

Situated in Skagit County, Washington.

- END OF EXHIBIT "A" -



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