

When Recorded Return to:
JULIA H. ROSCHER
808 Westview Road
Sedro Woolley WA 98284



200312240134
Skagit County Auditor

12/24/2003 Page 1 of 2 12:48PM

Chicago Title Company - Island Division
Order No: BE8670 MKP
C29440 ✓

STATUTORY WARRANTY DEED

THE GRANTOR, **LANDED GENTRY DEVELOPMENT, INC.**, a Washington corporation

for and in consideration of One Hundred Twenty-Six Thousand Five Hundred and 00/100...(\$126,500.00) Dollars in hand paid, conveys and warrants to

JULIA H. ROSCHER, a single person

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

Lot 1, "FIDALGO COMMONS PUD", as per plat recorded May 30, 2003, under Auditor's File No. 200305300211, records of Skagit County, Washington.

Situated in Skagit County, Washington

Tax Account No. : 4817-000-001-0000 P120449

Subject to: Restrictions, reservations and easements of record and Skagit County Right to Farm, as follows: 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: December 23, 2003

LANDED GENTRY DEVELOPMENT, INC


By Pres. Date 12/30/03

6501
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
2003

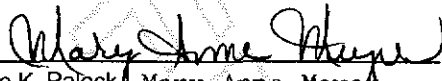
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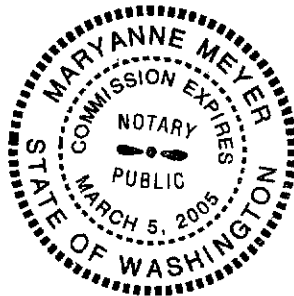
Amount Paid \$ 2,251.70
By: DC Skagit County Treasurer Deputy

STATE OF WASHINGTON
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that Kendall D. Gentry is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he is authorized to execute the instrument and acknowledged it as the President of LANDED GENTRY DEVELOPMENT, INC to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: December 23, 2003


~~Marcie K. Palecek~~ Mary Anne Meyer
Notary Public in and for the State of Washington
Residing at ~~Mount Vernon~~ Sedro-Woolley
My appointment expires: ~~October 15, 2004~~
March 5, 2005



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Skagit County Auditor