

When Recorded Return to:
JOHN J. PIAZZA, JR.
KIMBERLY A. PIAZZA
12215 Maple Crest Drive
Burlington WA 98233



200403040083
Skagit County Auditor

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Chicago Title Company - Island Division
Order No: IMV0072 MKP

C 28499 ✓

STATUTORY WARRANTY DEED

THE GRANTOR CLAYTON S. FRANKLIN, a single man as his separate estate

for and in consideration of One Hundred Thirty-Five Thousand and 00/100...(\$135,000.00)
DOLLARS as part of an IRC 1031 Tax Deferred Exchange

in hand paid, conveys and warrants to

JOHN J. PIAZZA, JR. and KIMBERLY A. PIAZZA, husband and wife

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

Lot 1 of SKAGIT COUNTY SHORT PLAT NO. 93-026 as approved June 21, 1993, and recorded June 29, 1993, in Volume 10 of Short Plats, page 212, under Auditor's File No. 9306290093, records of Skagit County, Washington; being a portion of the North Half of the Northwest Quarter of the Northeast Quarter of Section 33, Township 35 North, Range 3 East of the Willamette Meridian.

Situated in Skagit County, Washington

Tax Account No. : 350333-1-003-0100 P103335


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: February 28, 2004


CLAYTON S. FRANKLIN 3/1/04
Date

997
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID

MAR 04 2004

Amount Paid \$ 2065.50
Skagit County Treasurer
By:  Deputy

STATE OF WASHINGTON
COUNTY OF Skagit


I certify that I know or have satisfactory evidence that CLAYTON S. FRANKLIN the person(s) who appeared before me, and said person(s) acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes therein mentioned in this instrument.

Dated: March 1, 2004

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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