

When Recorded Return to:
TERRY J. HORWATH
1608 Lindsay Loop
Mount Vernon, WA 98274



200403310045

Skagit County Auditor

3/31/2004 Page

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2 9:00AM

Chicago Title Company - Island Division

Order No: BE8963 MJJ

IC 302 74 ✓

STATUTORY WARRANTY DEED

THE GRANTOR DALE E. ANDERSON and GERALDINE S. ANDERSON, husband and wife

for and in consideration of Three Hundred Thousand and 00/100...(\$300,000.00) DOLLARS
in hand paid, conveys and warrants to TERRY J. HORWATH, an unmarried individual

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

Lot 30, MADDOX CREEK PUD PHASE 1, according to the plat thereof, recorded in
Volume 16 of Plats, pages 121 through 130, records of Skagit County, Washington.

Situated in Skagit County, Washington.

Tax Account No. : 4681-000-030-0000 P109334

Subject to: Restrictions, reservations and easements of record and Skagit County Right To
Farm Ordinance as more fully described in Exhibit "A" which is attached hereto and made a
part hereof.

Dated: March 27, 2004


DALE E. ANDERSON

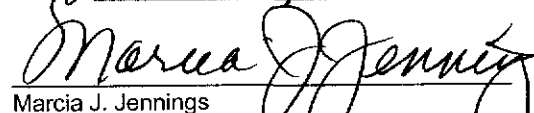

GERALDINE S. ANDERSON

STATE OF WASHINGTON
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that DALE E. ANDERSON and GERALDINE S. ANDERSON 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

March 29, 2004


Marcia J. Jennings

Notary Public in and for the State of Washington

Residing at Sedro Woolley

My appointment expires: 10/5/2004

MAR 31 2004

Amount Paid \$ 5340.00

Skagit County Treasurer

By:

Deputy

Chicago Title Company - Island Division

EXHIBIT 'A'

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.



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