

When Recorded Return to:
RUSSELL WARREN AVERY
ANA AVERY
4015 Pueblo Heights
Mount Vernon WA 98273



200404190174
Skagit County Auditor

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Chicago Title Company - Island Division
Order No: BE8994 MJJ

IC 30441 ✓

STATUTORY WARRANTY DEED

THE GRANTOR PHILLIP L. NEWTON, who also appears as Philip L. Newton, and RITA C. NEWTON, who acquired title as Rica C. Newton, husband and wife

for and in consideration of Two Hundred Sixty-Six Thousand Five Hundred and 00/100...(\$266,500.00) DOLLARS in hand paid, conveys and warrants to RUSSELL WARREN AVERY and ANA AVERY, husband and wife

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

Lot 102, THUNDERBIRD EAST FIRST ADDITION, according to the plat thereof recorded in Volume 12 of Plats, pages 20 through 22, records of Skagit County, Washington.

Situated in Skagit County, Washington.

Tax Account No. : 4379-000-102-0002 P80855

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: April 14, 2004

Phillip L. Newton

PHILLIP L. NEWTON

Rita C. Newton

RITA C. NEWTON

STATE OF WASHINGTON
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that PHILLIP L. NEWTON and RITA C. NEWTON 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 16, 2004

Marcia J. Jennings

Marcia J. Jennings
Notary Public in and for the State of Washington
Residing at Sedro Woolley
My appointment expires: 10/5/2004



SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
#1848
APR 19 2004
41743.20
Amount Paid \$
Skagit Co. Treasurer
By *[Signature]* Deputy

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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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