

When Recorded Return to:
NATHAN M. KAPLAN
ERIN E. KAPLAN
412 Haines Street
Sedro Woolley WA 98284



200408060105
Skagit County Auditor

8/6/2004 Page 1 of 2 11:44AM

Chicago Title Company - Island Division
Order No: IMV0393 MKP
IC31890 ✓

STATUTORY WARRANTY DEED

THE GRANTOR JEANNE HUBBARD, a single person, as her separate estate

for and in consideration of One Hundred Forty-Six Thousand and 00/100...(\$146,000.00)
DOLLARS which is paid to a Qualified Intermediary as part of a 1031 deferred exchange

in hand paid, conveys and warrants to

NATHAN M. KAPLAN and ERIN E. KAPLAN, husband and wife

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

Lots 14, 15 and 16, Block 16, REPLAT OF THE JUNCTION ADDITION TO SEDRO,
according to the plat thereof, recorded in Volume 3 of Plats, page 48, records of Skagit
County, Washington;

EXCEPT the South 20 feet of said Lot 16.

Situated in Skagit County, Washington.

Tax Account No. : 4166-016-016-0018 P76695

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: August 2, 2004

Jeanne Hubbard
JEANNE HUBBARD Date

#4131
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

AUG 06 2004

Amount Paid \$ 2598⁸⁰
Skagit Co. Treasurer
By Deputy

STATE OF CALIFORNIA
COUNTY OF

I certify that I know or have satisfactory evidence that JEANNE HUBBARD the person(x) who appeared before me, and said person(x) acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes therein mentioned in this instrument.

Dated: Aug 4, 2004

James A. Demercurio

Notary Public in and for the State of California

Residing at

My appointment expires:

Feb 3, 2008

