AFTER RECORDING MAIL TO:
Andy Laney and Ashley Laney
3100 Rosewood Street
Mount Vernon, WA 98273

Filed for Record at Request of
Land Title Company of Skagit
Escrow Number: 113162-SE

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): HANSELL MITZEL LLC
Grantee(s): Andy Laney and Ashley Laney
Abbreviated Legal: Lot 12, Rosewood PUD
Assessor's Tax Parcel Number(s): 4745-000-012-0000, P116458

THE GRANTOR   HANSELL MITZEL LLC, a Washington Limited Liability Company for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to   **ANDY LANEY and ASHLEY LANEY, husband and wife** the following described real estate, situated in the County of Skagit, State of Washington.

Lot 12, "ROSEWOOD P.U.D. PHASE 1," as per plat recorded on February 14, 2000, under Auditor's File No. 200002140086, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

Subject to: Paragraphs A through K, inclusive of Schedule B-1 of Land Title Company's Preliminary Commitment for Title Insurance No. 113162-SE and Second half 2004 Taxes.

Dated **August 23, 2004**

HANSELL MITZEL LLC

By: Jeffrey D. Hansell, Managing Member

46022
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

AUG 27 2004
30557.15
Amount Paid $
Skagit Co. Treasurer
By   Deputy

STATE OF   Washington   }
County of   Skagit   } SS:
    I certify that I know or have satisfactory evidence Jeffrey D. Hansell
                                        the person   who appeared before
me, and said person   acknowledged that he   signed this instrument, on oath stated   He is
authorized to execute the instrument and is   Managing Member
                                of Hansell Mitzel LLC
to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: August 24, 2004

Karen Ashley
Notary Public in and for the State of Washington
Residing at Sedro-Woolley
My appointment expires: 9/11/2006