

When Recorded Return to:
JOEL B. CALLAHAN
DEBRA L. CALLAHAN
P.O. Box 28091
Bellingham WA 98228



200411080147
Skagit County Auditor

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Chicago Title Company - Island Division
Order No: IMV0564 MKP

1C32858 ✓

STATUTORY WARRANTY DEED

THE GRANTOR ROGER H. DANINGER and DIANNA J. DANINGER, husband and wife

for and in consideration of Two Hundred Seventy-Four Thousand Nine Hundred Fifty and 00/100...(\$274,950.00) DOLLARS

in hand paid, conveys and warrants to

JOEL B. CALLAHAN and DEBRA L. CALLAHAN, husband and wife

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

Abbreviated legal description: Lots 2 and 3, SHORT PLAT NO. 96-0106, Ptn. NW Quarter of Sec. 1, T36N, R3E W.M. See legal description attached hereto and by reference made a part hereof.

Tax Account No. : 360301-2-003-0200 P111512

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: November 4, 2004

Roger H. Daninger 11/04/04
ROGER H. DANINGER Date

Dianna J. Daninger 11/04/04
DIANNA J. DANINGER Date

6010
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

NOV 08 2004

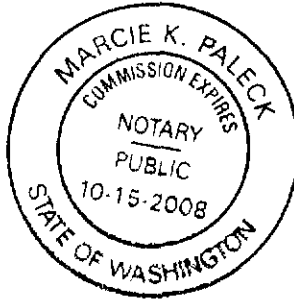
Amount Paid \$ 4894.4
By [Signature] Skagit Co. Treasurer Deputy

STATE OF WASHINGTON
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that ROGER H. DANINGER and DIANNA J. DANINGER 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: November 4 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, 2008



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EXHIBIT "A"

Lots 2 and 3, SHORT PLAT NO. 96-0106, approved June 4, 1997, recorded June 5, 1997 in Volume 13 of Short Plats, pages 2 and 3 under Auditor's File No. 9706050026, and being a portion of the South Quarter of the Northwest Quarter of Section 1, Township 36 North, Range 3 East of the Willamette Meridian.

Situated in Skagit County, Washington.

- END OF EXHIBIT "A" -



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