

When Recorded Return to:  
ROBERT E. HOFFMAN  
BARBARA J. HOFFMAN  
707 Marshall Ave.  
Sedro Woolley WA 98284



200412280139  
Skagit County Auditor  
12/28/2004 Page 1 of 1 11:24AM

Chicago Title Company - Island Division  
Order No: IMV0683 NLC  
1033556 ✓

**STATUTORY WARRANTY DEED**

THE GRANTORS, CARTER L. AUNGST and JEANNE M. AUNGST, husband and wife

for and in consideration of One Hundred Sixty-Five Thousand and 00/100...(\$165,000.00)  
Dollars

in hand paid, conveys and warrants to ROBERT E. HOFFMAN and BARBARA J. HOFFMAN,  
husband and wife

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

The West 10 feet of Lot 4 and all of Lots 5 and 6, Block 105, PLAT OF THE TOWN OF  
SEDRO, according to the plat thereof, recorded in Volume 1 of Plats, page 18, records  
of Skagit County, Washington;

EXCEPT the West 10 feet of Lot 6.  
Situated in Skagit County, Washington.

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
#6930  
DEC 28 2004  
\$ 2,937.00  
Amount Paid \$  
Skagit Co. Treasurer  
By Deputy

Tax Account No. :4152-105-006-0009/P76220 & 4152-105-004-0100/P76219

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: December 23, 2004

CARTER L. AUNGST Date 12-23-04

JEANNE M. AUNGST Date 12/23/04

STATE OF WASHINGTON  
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that CARTER L. AUNGST and JEANNE M. AUNGST are 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: 12-23-04  
  
Nancy Lea Cleave  
Notary Public in and for the State of Washington  
Residing at Mount Vernon  
My appointment expires: 9-1-06

