

When Recorded Return to:
WILLIAM A. MANATT
KAREN L. MANATT
226 N. 30th Street
Mount Vernon WA 98273



200501200084
Skagit County Auditor

1/20/2005 Page

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2 11:21AM

Chicago Title Company - Island Division
Order No: IMV0708 MKP

1C3367A ✓

STATUTORY WARRANTY DEED

THE GRANTOR DAVID T. BAUMANN and ANNE N. BAUMANN, husband and wife

for and in consideration of Two Hundred Forty-Nine Thousand and 00/100...(\$249,000.00)
DOLLARS

in hand paid, conveys and warrants to

WILLIAM A. MANATT and KAREN L. MANATT, husband and wife

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

Lot 16, PLAT OF SKAGIT ORCHARDS, according to the plat thereof recorded September 24, 2001, under Auditor's File No. 200109240161, records of Skagit County, Washington.

Situated in Skagit County, Washington.

Tax Account No. : 4781-000-016-0000 P118358

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: January 11, 2005

David T. Baumann *ms* 14 Jan 2005
DAVID T. BAUMANN Date

Anne N. Baumann 14 Jan 2005
ANNE N. BAUMANN Date

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SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JAN 20 2005

Amount Paid \$ 4432.²⁰
By Skagit Co. Treasurer Deputy

STATE OF WASHINGTON
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that DAVID T. BAUMANN and ANNE N. BAUMANN 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: January 14 2005

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

