

When Recorded Return to:
TIMOTHY L. VAN HOFWEGEN
HEATHER L. VAN HOFWEGEN
2306 W. Meadow Boulevard
Mount Vernon, WA 98273



200502250084
Skagit County Auditor

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Chicago Title Company - Island Division
Order No: BE9695 MJJ
IC 34030 ✓

STATUTORY WARRANTY DEED

THE GRANTOR GEORGE W. NAES and TERRI M. NAES, husband and wife

for and in consideration of Two Hundred Thirty Thousand and 00/100...(\$230,000.00)
DOLLARS in hand paid, conveys and warrants to TIMOTHY L. VAN HOFWEGEN and HEATHER
L. VAN HOFWEGEN, husband and wife

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

Lot 60, THE MEADOWS PHASE II, according to the plat thereof, recorded in Volume 16 of Plats,
pages 1 through 7, records of Skagit County, Washington.

Situated in Skagit County, Washington.

Tax Account No. : 4638-000-060-0009 P106519

Subject to: Restrictions, reservations and easements of record and Skagit County Right To
Farm Ordinance as more fully described in Exhibit "A" which is attached hereto and made a
part hereof.

Dated: February 23, 2005

GEORGE W. NAES

TERRI M. NAES

854
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

FEB 25 2005

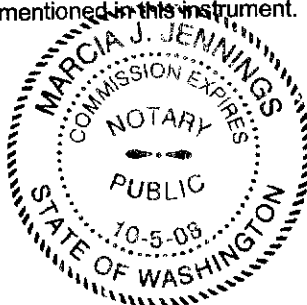
Amount Paid \$ 4094. -
By Skagit Co. Treasurer
Deputy

STATE OF WASHINGTON
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that GEORGE W. NAES and TERRI M. NAES 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: February 24, 2005

Marcia J. Jennings
Notary Public in and for the State of Washington
Residing at Sedro Woolley
My appointment expires: 10/5/2008



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EXHIBIT 'A'

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.



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