

When Recorded Return to:  
BENJAMIN M. SKELTON  
KIRSTEN J. SKELTON  
816 Lucas Drive  
Sedro Woolley WA 98284



200503020137  
Skagit County Auditor  
3/2/2005 Page 1 of 2 3:56PM

Chicago Title Company - Island Division  
Order No: IMV0777 MKP

1034004 ✓

**STATUTORY WARRANTY DEED**

THE GRANTOR JOSHUA J. CARPENTER and MELISSA A. CARPENTER, husband and wife

for and in consideration of One Hundred Sixty-Nine Thousand Four Hundred Fifty and 00/100...(\$169,450.00) DOLLARS

in hand paid, conveys and warrants to

BENJAMIN M. SKELTON and KIRSTEN J. SKELTON, husband and wife

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

Lot 17, DUKES HILL ESTATES DIVISION NO. 3, according to the plat thereof, recorded in Volume 11 of Plats, page 10, records of Skagit County, Washington.

Situated in Skagit County, Washington.

Tax Account No. : 4224-000-017-0003 P78728

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: February 27, 2005

Joshua J. Carpenter 2-28-05  
JOSHUA J. CARPENTER Date

Melissa A. Carpenter 2-28-05  
MELISSA A. CARPENTER Date

# 978  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

MAR 02 2005

Amount Paid \$ 3010.21  
By [Signature] Skagit Co. Treasurer Deputy

STATE OF WASHINGTON  
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that JOSHUA J. CARPENTER and MELISSA A. CARPENTER 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 28 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

