

When Recorded Return to:
SEDRO WOOLLEY SCHOOL DIST. #101
MARK J. VENN
801 Trail Road
Sedro Woolley WA 98274



200506010069
Skagit County Auditor

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Chicago Title Company - Island Division
Order No: IMV0944 MKP

1034677 ✓

STATUTORY WARRANTY DEED

THE GRANTOR KATHLEEN M. GRAY, a single person, as her separate estate

for and in consideration of Two Hundred Fifty Thousand and 00/100...(\$250,000.00)
DOLLARS

in hand paid, conveys and warrants to

SEDRO WOOLLEY SCHOOL DISTRICT NO. 101

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

Abbreviated legal description: Ptn SE1/4 NE 1/4 23-35-4 See legal description attached hereto
and by reference made a part hereof.

Tax Account No. : 350423-0-020-0004 P37163

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.

#2772
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Dated: April 22, 2005

Kathleen M. Gray 4-22-05
KATHLEEN M. GRAY Date

JUN 01 2005

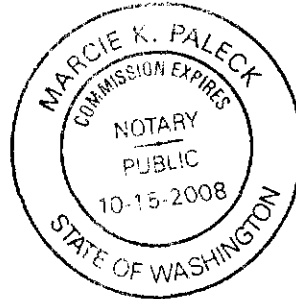
Amount Paid \$ 4450.00
By Skagit Co. Treasurer Deputy

STATE OF WASHINGTON
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that KATHLEEN M. GRAY the person(s) who appeared before me, and said person(s) acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes therein mentioned in this instrument.

Dated: April 22, 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



Chicago Title Company - Island Division

EXHIBIT 'A'

Description:

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That portion of the Southeast Quarter of the Northeast Quarter of Section 23, Township 35 North, Range 4 East of the Willamette Meridian, described as follows:

Beginning 20 feet North and 382 feet, 3 inches East of the Southwest corner of said Southeast Quarter of the Northeast Quarter;

Thence North 320 feet;

Thence East 127 feet, 5 inches;

Thence South 320 feet;

Thence West 127 feet, 5 inches to the place of beginning;

EXCEPT County road.

Situated in Skagit County, Washington



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