

When Recorded Return to:  
MICHAEL D. BIRKLE  
SALLY B. BIRKLE  
17112 Blackberry Court  
Mount Vernon WA 98274



200507210139  
Skagit County Auditor

7/21/2005 Page 1 of 2 3:35PM

Chicago Title Company - Island Division  
Order No: IMV0624 MKP

1033256 ✓

### STATUTORY WARRANTY DEED

THE GRANTOR HANSELL MITZEL L.L.C., a Washington Limited Liability Company DBA HANSELL MITZEL HOMES

for and in consideration of Two Hundred Sixty-Seven Thousand Eight Hundred Seventy-Five and 00/100...(\$267,875.00) DOLLARS

in hand paid, conveys and warrants to

MICHAEL D. BIRKLE and SALLY B. BIRKLE, husband and wife

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

Lot 5, NOOKACHAMP HILLS PLANNED UNIT DEVELOPMENT, PHASE I, according to the plat thereof, recorded in Volume 17 of Plats, pages 26 through 31, records of Skagit County, Washington.

Situated in Skagit County, Washington.

Tax Account No. : 4722-000-005-0000 P113845

**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: July 19, 2005

HANSELL MITZEL HOMES LLC

  
JEFFREY D. HANSELL, Member

Date

3891  
SKAGIT COUNTY WASHINGTON  
Real Estate Excise Tax

JUL 21 2005

Amount Paid \$ 473.18  
By: Skagit County Treasurer Deputy  
lp

STATE OF WASHINGTON  
COUNTY OF SKAGIT

I certify that I know or have satisfactory evidence that Jeffrey D. Hansell to me known to be the Member of HANSELL MITZEL, L.L.C. the entity that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of the said entity, for the uses and purposes therein mentioned, and on oath state that he is authorized to execute the said instrument on behalf of said entity.

Dated: July 19 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

