

When Recorded Return to:  
JULIA A. JAMES  
774 Hamlin Place  
Burlington WA 98233



200512060150  
Skagit County Auditor

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**Chicago Title Company - Island Division**  
Order No: IMV1287 MKP  
IC36280

**STATUTORY WARRANTY DEED**

THE GRANTOR HANSELL MITZEL, LLC, a Washington Limited Liability Company  
for and in consideration of Three Hundred Fifteen Thousand Seven Hundred Two and  
87/100...(\$315,702.87) DOLLARS

in hand paid, conveys and warrants to

JULIA A. JAMES, a single person, as her sole and separate property

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

Lot 39, WEST VIEW EAST, according to the plat thereof recorded January 3, 2005,  
under Auditor's File No. 200501030074, records of Skagit County, Washington.

Situated in Skagit County, Washington.

Tax Account No. : 4851-000-039-0000 P122465

**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: December 2, 2005

HANSELL MITZEL HOMES LLC

  
JEFFREY D. HANSELL, Member

12/5/05  
Date

# 6776  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

DEC 06 2005

Amount Paid \$ 50,245.00  
Skagit Co. Treasurer

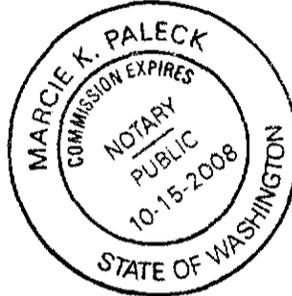
By 

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: December 5, 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



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Skagit County Auditor