

When Recorded Return to:
BRANT C. HUNGER
6408 Country Road
Sedro Woolley WA 98284



200512280251
Skagit County Auditor

12/28/2005 Page 1 of 2 3:46PM

Chicago Title Company - Island Division
Order No: BE10422 MJJ
1037262

STATUTORY WARRANTY DEED

THE GRANTOR DOROTHY MAGNUSON, an unmarried woman

for and in consideration of Two Hundred Thousand and 00/100...(\$200,000.00) DOLLARS in hand paid, conveys and warrants to FRED C. HUNGER and LINDA M. HUNGER, husband and wife, as to a one-half interest and BRANT HUNGER, as to a one-half interest, as joint tenants with rights of survivorship and not as tenants in common

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

The East Half of Government Lot 2 in Section 3, Township 35 North, Range 4 East of the Willamette Meridian;

EXCEPT that certain 20 foot strip along a portion of the South line thereof conveyed to Skagit County for road purposes by deed dated April 13, 1915, recorded April 14, 1915, in Volume 100 of Deeds, page 194 under Auditor's File No. 107444, records of Skagit County, Washington.

Tax Account No. : 350403-0-001-0100 P35699

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: December 19, 2005

DOROTHY MAGNUSON

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

71001
DEC 28 2005

Amount Paid \$ 3565.00
Skagit Co. Treasurer
By Deputy

THE GRANTEEES BY SINGING THE ACCEPTANCE BELOW, EVIDENCE THEIR INTENTION TO ACQUIRE SAID PREMISES AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP, AND NOT AS TENANTS IN COMMON.

Fred C. Hunger

Linda M. Hunger

Brant Hunger

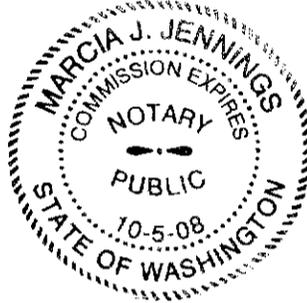
CHICAGO TITLE COMPANY

STATE OF WASHINGTON
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that DOROTHY MAGNUSON the person(s) who appeared before me, to me known to be the individual described in and who executed the within and foregoing instrument and acknowledged to me that she signed the same as her free and voluntary act and deed for the purposes therein mentioned.

Dated: December 28, 2005

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



STATE OF WASHINGTON
COUNTY OF SKAGIT

On this day personally appeared before me Fred C. Hunger, Linda M. Hunger and Brant Hunger, to me known to be the individuals described in and who executed the within and foregoing instrument and acknowledged to me that they signed the same as their free and voluntary act and deed for the purposes therein mentioned

Dated: December 27, 2005

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

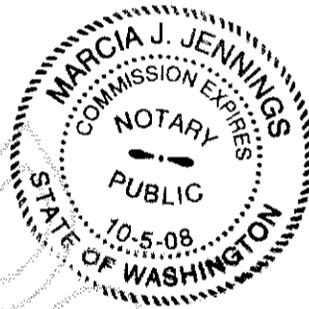


EXHIBIT 'A'

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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Skagit County Auditor