

When Recorded Return to:
JOHN O. AHRNSBRAK
ELAINE J. AHRNSBRAK
1419 Digby Place #205
Mount Vernon, WA 98274



200604200062
Skagit County Auditor

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Chicago Title Company - Island Division

Order No: BE10625 MJJ

IC 38514

STATUTORY WARRANTY DEED

THE GRANTOR NORD NORTHWEST CORPORATION, a Washington corporation

for and in consideration of One Hundred Fifty-Nine Thousand Nine Hundred and 00/100...(\$159,900.00) DOLLARS in hand paid, conveys and warrants to JOHN O. AHRNSBRAK and ELAINE J. AHRNSBRAK, husband and wife

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


Unit 205 Building 2, THE RIDGE AT MADDOX CREEK A CONDOMINIUM, PHASE 2, according to the Amended Declaration thereof recorded April 6, 2005, under Auditor's File No. 200504060078, and Survey Map and Plans thereof recorded April 6, 2005, under Auditor's File No. 200504060077, records of Skagit County, Washington; being a portion of Lot B-12, Maddox Creek P.U.D. Phase 3, according to the plat thereof recorded August 14, 2000, under Auditor's File No. 200008140137, records of Skagit County, Washington.

Tax Account No. : 4852-000-205-0000 P122662

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.

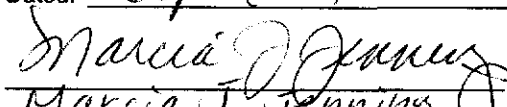
Dated: April 18, 2006

NORD NORTHWEST CORPORATION


Richard G. Nord, Sr., President


STATE OF WASHINGTON
COUNTY OF Skagit

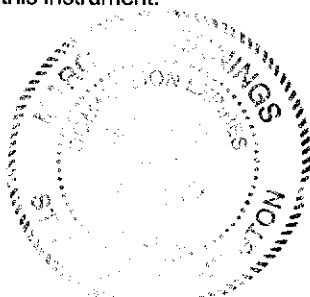
I certify that I know or have satisfactory evidence that Richard G. Nord, Sr. the person(s) who appeared before me, and said person(s) acknowledged that he signed this instrument, on oath stated that he is authorized to execute the instrument and acknowledged it as the President of NORD NORTHWEST CORPORATION to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: April 19, 2006

Marcia J. Jennings
Notary Public in and for the State of Washington
Residing at Sedro Woolley
My appointment expires: 10/15/2008

1855
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

APR 20 2006

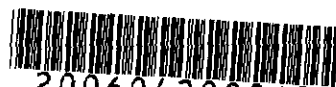
Amount Paid \$ 2851.22
Skagit Co. Treasurer
By 



Chicago Title Company - Island Division

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.



200604200062
Skagit County Auditor