

When Recorded Return to:  
SERGIO GARCIA-BALTAZAR  
326 Standford Drive Apt. 9  
Mount Vernon WA 98274



200604280106  
Skagit County Auditor

4/28/2006 Page 1 of 1 11:50AM

Chicago Title Company - Island Division  
Order No: IMV1736 MKP

1038570 ✓

**STATUTORY WARRANTY DEED**

THE GRANTOR[S], CODY S. LLOYD and SADIE A. LLOYD, both single persons, each as their separate estate,

for and in consideration of Two Hundred Seventy-Eight Thousand Two Hundred Fifty and 00/100...(\$278,250.00) Dollars, in hand paid, conveys and warrants to

SERGIO GARCIA-BALTAZAR, a married person, as his separate estate,

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

Lot 25A, REPLAT OF LOTS 24 AND 25, VIEW CREST ADDITION, according to the plat thereof recorded October 16, 2000, under Auditor's File No. 200010160009, records of Skagit County, Washington.

Situated in Skagit County, Washington.

Tax Account No. : 4763-000-025-0000 P117254

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.

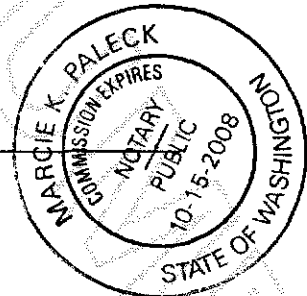
Dated: April 18, 2006 <sup>2021</sup> SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Cody Lloyd  
CODY S. LLOYD

APR 28 2006

Sadie Lloyd  
SADIE A. LLOYD

Amount Paid \$ 4957.85  
By Skagit Co. Treasurer Deputy



STATE OF WASHINGTON  
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that CODY S. LLOYD and SADIE A. LLOYD are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes therein mentioned in this instrument.

Dated: April 24 2006

Marie K. Paleck

Notary Public in and for the State of Washington  
Residing at Mount Vernon  
My appointment expires: October 15 2008