

AFTER RECORDING MAIL TO:
Shile A. Magee and Danielle L. Magee
7555 Pressentin Ranch Drive
Concrete, WA 98237



4/28/2006 Page 1 of 2 12:21PM

Filed for Record at Request of
Land Title Company of Skagit
Escrow Number: 120209-SE

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): H & H Investment Properties, L.L.C. and Jerry Hammer
Grantee(s): Shile A. Magee and Danielle L. Magee
Abbreviated Legal: Lot 25, Pressentin Ranch
Assessor's Tax Parcel Number(s): 4839-000-025-0000, P121859

THE GRANTOR H & H INVESTMENT PROPERTIES, L.L.C., a Washington limited liability company, as to that portion lying within the West 1/2 of the Northwest 1/4 of the Southeast 1/4 of Section 8, Township 35 North, Range 8 East, W.M.; and in JERRY HAMMER, a married man as his separate property, as to that portion lying within the East 1/2 of the Northwest 1/4 of the Southeast 1/4 of Section 8, Township 35 North, Range 8 East, W.M. for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to SHILE A. MAGEE and DANIELLE L. MAGEE, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

Lot 25, "PLAT OF PRESSENTIN RANCH," recorded on August 9, 2004, under Auditor's File No. 200408090115, records of Skagit County, Washington.

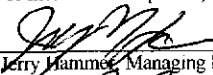
TOGETHER WITH an Easement for ingress, egress, and utilities as delineated on the face of said plat.

Situate in the County of Skagit, State of Washington.

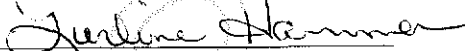
Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title Company's Preliminary Commitment No. 120209-SE.

Dated April 7, 2006

H & H Investment Properties, L.L.C.


By: 
Jerry Hammer, Managing Member

Jerry Hammer

By: 
Lurline Hammer, Managing Member

2034
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

APR 28 2006

Amount paid \$5451.80
By Skagit Co. Treasurer
Deputy 

STATE OF Arizona

County of Maricopa

} SS:

I certify that I know or have satisfactory evidence Jerry Hammer and Lurline Hammer are

the persons who appeared before

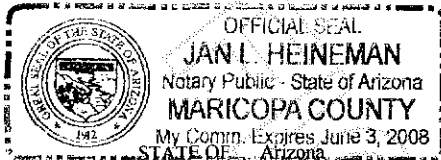
me, and said persons acknowledged that they signed this instrument, on oath stated They are

authorized to execute the instrument and Are Managing Members

of H & H Investment Properties, L.L.C.

to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: 4.26.06



Jan L. Heineman
Notary Public in and for the State of Arizona

Residing at Maricopa County

My appointment expires: 6.3.2008

STATE OF Arizona

COUNTY OF Maricopa

} SS:

I certify that I know or have satisfactory evidence that Jerry Hammer

the person(s) who appeared before me, and said person(s) acknowledged that

signed this instrument and acknowledge it to be his he free and voluntary act for the

uses and purposes mentioned in this instrument.

Dated: 4.26.06



Jan L. Heineman
Notary Public in and for the State of Arizona

Residing at Maricopa County

My appointment expires: 6.3.2008



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Skagit County Auditor

4/28/2006 Page

2 of

2 12:21PM