

When Recorded Return to:
KEVIN A. WOLFE
16573 Country Club Drive
Burlington WA 98233



200606010244

Skagit County Auditor

6/1/2006 Page 1 of 2 3:33PM

Chicago Title Company - Island Division
Order No: IMV1804 MKP

STATUTORY WARRANTY DEED

THE GRANTOR RAYMOND E. HUGGINS, as his separate estate, as to an undivided one-half interest and PATRICIA LEE FLANIGAN, as Trustee of the REVOCABLE TRUST AGREEMENT OF DOROTHY P. HUGGINS dated July 20, 2000, as to the remaining one-half interest

for and in consideration of Three Hundred Twenty-Eight Thousand and 00/100...(\$328,000.00)
DOLLARS

in hand paid, conveys and warrants to

KEVIN A. WOLFE, a single person

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

Lot 4, COUNTRY CLUB ADDITION NO. 1, according to the plat thereof recorded in Volume 8 of Plats, page 19, records of Skagit County, Washington;

EXCEPT the East 5 feet thereof.

Situated in Skagit County, Washington

2714
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUN 1 2006

Tax Account No. : 3886-000-004-0108 P64526

Amount Paid \$ 5843.40
Skagit Co. Treasurer
By *fr* Deputy

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: May 24, 2006

Raymond Huggins by Leslie Huggins his attorney in fact
RAYMOND HUGGINS, Leslie Huggins, his attorney-in-fact Date

REVOCABLE TRUST AGREEMENT OF DOROTHY P. HUGGINS DATED 7/20/2000

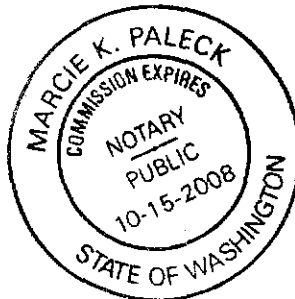
Patricia Lee Flanigan, Trustee 5/24/06
PATRICIA LEE FLANIGAN Date
Trustee

STATE OF WASHINGTON
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that PATRICIA LEE FLANIGAN is/are the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that she was/were authorized to execute the instrument and acknowledge it as Trustee of REVOCABLE TRUST AGREEMENT OF DOROTHY P. HUGGINS DATED 7/20/2000 to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: May 26 2006

Marcie K. Paleck
Marcie K. Paleck
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires:



STATE OF WASHINGTON
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that LESLIE HUGGINS , who executed the within instrument as Attorney in Fact for RAYMOND E. HUGGINS and acknowledged to me that signed and sealed the same as free and voluntary act and deed as attorney in fact for Chicago Title Company - Island Division for the uses and purposes therein mentioned, and on oath stated that the power of attorney authorizing the execution of this instrument has not been revoked and that the said Chicago Title Company - Island Division is now living, and is not incompetent.

Dated: May 26 2006

Marcie K. Paleck
Notary Public in and for the State of Washington
Residing at
My appointment expires:

