

When Recorded Return to:
GARRET COLE
GERI COLE
520 Lakeside Drive
Sedro Woolley WA 98284



200606130120
Skagit County Auditor

6/13/2006 Page 1 of 3 11:50AM

Chicago Title Company - Island Division
Order No: IMV1822 MKP
1039066

STATUTORY WARRANTY DEED

THE GRANTOR THOMAS HSUEH, a single man, as his separate estate

for and in consideration of One Hundred Nineteen Thousand and 00/100...(\$119,000.00)
DOLLARS in Consideration of an IRC 1031 Tax Deferred Exchange

in hand paid, conveys and warrants to

GARRET COLE and GERI COLE, husband and wife

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

Abbreviated legal description: Ptn. Lots 13 and 15, Blk 13, BEHREN'S and MOODY ADD. TO WEST MT. VERNON. See legal description attached hereto and by reference made a part hereof.

Tax Account No. : 3703-013-015-0000 P52266

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: June 8, 2006


THOMAS HSUEH Date 6/12/06

2918
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUN 13 2006

Amount Paid \$ 2123.20
Skagit Co. Treasurer -
By  Deputy

STATE OF WASHINGTON
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that THOMAS HSUEH the person(s) who appeared before me, and said person(s) acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes therein mentioned in this instrument.

Dated: June 12 2006

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



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EXHIBIT 'A'

Description:

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That portion of Lots 13 and 15, Block 13, BEHREN'S & MOODY'S ADDITION TO WEST MT. VERNON, SKAGIT CO., WASH., according to the plat thereof recorded in Volume 2 of Plats, page 101, lying Southerly of the following described line:

Beginning at a point on the West line of said Lot 15, which is 55 feet North of the Southwest corner thereof;
Thence East parallel with the South line of said Lots 13 and 15, 41 feet;
Thence Northerly parallel with the West line of said Lot 13 for a distance of 19 feet;
Thence Easterly parallel with the North line of said Lot 13, for a distance of 19 feet, more or less, to the East line of said Lot 13 and the terminus point of said line.

Situated in Skagit County, Washington



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