

When Recorded Return to:
PATRICK K. GUDMUNDSON
JENNIFER R. GUDMUNDSON
1617 Sneeoosh Road
La Conner WA 98257



200612220134
Skagit County Auditor

12/22/2006 Page 1 of 2 3:24PM

Chicago Title Company - Island Division

Order No: IMV2200 MKP Title Order No: 124152 - P Land Title

STATUTORY WARRANTY DEED

THE GRANTOR CHARLES R. SHAFFNER, JR, a married man, dealing as his sole and separate property

for and in consideration of **One Hundred Twenty Thousand and 00/100...(\$120,000.00) DOLLARS**

in hand paid, conveys and warrants to

PATRICK K. GUDMUNDSON and JENNIFER R. GUDMUNDSON, husband and wife

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

Lot 3, REPLAT OF ASSESSOR'S PLAT OF ASHLAND ADDITION, DIVISION NUMBER 1, according to the plat thereof recorded in Volume 13 of Plats, page 1, records of Skagit County, Washington, being a replat of that certain plat recorded in Volume 10 of Plats, page 44, records of Skagit County, Washington.

Situated in Skagit County, Washington

Tax Parcel Number(s): 4212-000-003-0003 P78306

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: December 21, 2006


CHARLES R. SHAFFNER JR. Date

11-22-06

6463
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

DEC 22 2006

Amount Paid: 2141.-
Skagit Co. Treasurer
By: 

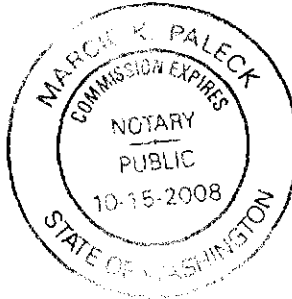
STATE OF WASHINGTON
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that CHARLES R. SHAFFNER JR. (is/are) the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: December 22 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



200612220134
Skagit County Auditor