

AFTER RECORDING MAIL TO:

Angela L. Sherman
2319 East Fir Street
Mount Vernon, WA 98273



200701310146
Skagit County Auditor

1/31/2007 Page 1 of 3 1:33PM

Filed for Record at Request of:
First American Title Insurance Company

Space above this line for Recorders use only

STATUTORY WARRANTY DEED

File No: **4228-963035 (TC)**

Date: **January 26, 2007**

Grantor(s): **Leonard Sherman and Laura Sherman**

FIRST AMERICAN TITLE CO.

Grantee(s): **Angela L. Sherman**

90384-1

Abbreviated Legal: **Lot 14, "College Glen"**


Additional Legal on page:

Assessor's Tax Parcel No(s): **P78824**

THE GRANTOR(S) Leonard Sherman and Laura Sherman, husband and wife for and in consideration of **Ten Dollars and other Good and Valuable Consideration**, in hand paid, conveys, and warrants to **Angela L. Sherman, an unmarried person**, the following described real estate, situated in the County of **Skagit**, State of **Washington**.

Lot 14, "College Glen", as per Plat recorded in Volun 11 of Plats, page 14, records of Skagit County, Washington

Subject To: This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.




Leonard Sherman



Laura Sherman

470
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JAN 31 2007

Amount Paid \$ 3903.20
Skagit Co. Treasurer
By  Deputy

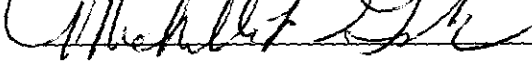
APN: P78824

Statutory Warranty Deed
- continued

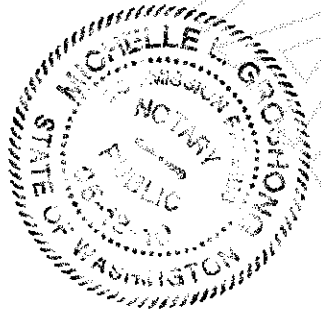
File No.: 4228-963035 (TC)
Date: 01/26/2007

STATE OF Washington)
)-ss
COUNTY OF Skagit Skokhemish)

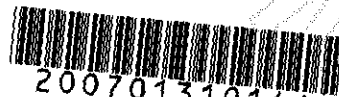
I certify that I know or have satisfactory evidence that **Leonard Sherman and Laura Sherman** is/are the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act for the uses and purposes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

Dated: 1-24-07 

Notary Public in and for the State of Washington
Residing at: Ashterton
My appointment expires: 5-13-11



MICHELLE L. GROSHONG



200701310146
Skagit County Auditor

1/31/2007 Page 2 of 3 1:33PM

SKAGIT COUNTY RIGHT TO FARM DISCLOSURE

Buyer: Angela Sherman

Seller: Leonard Sherman

Property: 2319 E. Fir Street, Mount Vernon, Wa. 98273

Legal Description of Property:

College Glen Lt 14

Buyer is aware that the Property may be subject to the Skagit County Right to Farm Ordinance, Skagit County Code section 14.48, which states:

If your real property is adjacent to property used for agricultural operations or included within an area zoned for agricultural purposes, you may be subject to inconveniences or discomforts arising from such operations, INCLUDING BUT NOT LIMITED TO NOISE, ODORS, FLIES, FUMES, DUST, SMOKE, THE OPERATION OF MACHINERY OF ANY KIND DURING ANY 24 HOUR PERIOD (INCLUDING AIRCRAFT), THE STORAGE AND DISPOSAL OF MANURE, AND THE APPLICATION BY SPRAYING OR OTHERWISE OF CHEMICAL FERTILIZERS, SOIL AMENDMENTS, HERBICIDES AND PESTICIDES.

Skagit County has determined that the use of real property for agricultural operations is a high priority and favored use to the county and will not consider to be a nuisance those inconveniences or discomforts arising from agricultural operations, if such operations are consistent with commonly accepted good management practices and comply with local, State and Federal laws.

The Seller and Buyer authorize and direct the Closing Agent to record this Disclosure Statement with the County Auditor's office in conjunction with the deed conveying the Property.

Angela Sherman 12/21/06
Buyer Date

Angela Sherman 1/29/07
Buyer Date

Leonard Sherman 12/21/06
Seller Date

Aura Sherman 12/21/06
Seller Date

Aura Sherman 01/29/07



200701310146
Skagit County Auditor