

When Recorded Return to:  
VIRGINIA A. PATTERSON  
C/O Julin & McBride, P.S.  
Kate Julin, Attorney at Law  
16088 NE 85th  
Redmond, WA 98052



200704160125  
Skagit County Auditor

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Chicago Title Company - Island Division  
Order No: BE11350 MJJ Title Order No: IC41957✓

### STATUTORY WARRANTY DEED

THE GRANTOR RYAN K. ASH and ALLISON Z. ASH, husband and wife

for and in consideration of **Three Hundred Fifty Thousand and 00/100...(\$350,000.00)**  
**DOLLARS** in hand paid, conveys and warrants to **VIRGINIA A. PATTERSON, a single person**

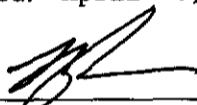
the following described real estate, situated in the County of Skagit, State of Washington:

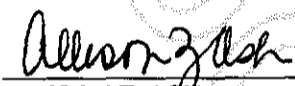
**Abbreviated Legal:** Portion of Lots 2 and 3, Block 21, MAP OF SYNDICATE ADD. TO LA CONNER and a portion of Government Lot 4, Section 36, Township 34 North, Range 2 East of the Willamette Meridian as more fully described in Exhibit "A" which is attached hereto and made a part hereof.

Tax Parcel Number(s): 4128-021-003-0002 P74394 and 4123-007-900-0000 P73977

Subject to: Restrictions, reservations and easements of record and Skagit County Right To Farm Ordinance as more fully described in Exhibit "B" which is attached hereto and made a part hereof.

Dated: April 16, 2007

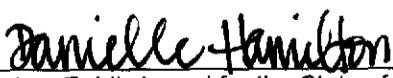
  
\_\_\_\_\_  
RYAN K. ASH

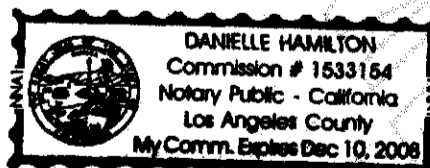
  
\_\_\_\_\_  
ALLISON Z. ASH

STATE OF CALIFORNIA  
COUNTY OF *Los Angeles*

I certify that I know or have satisfactory evidence that RYAN K. ASH and ALLISON Z. ASH are the person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

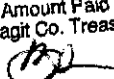
Dated: April 6, 2007

  
\_\_\_\_\_  
Notary Public in and for the State of California  
Residing at *Los Angeles County*  
My appointment expires: *Dec. 10, 2008*  
Printed Name of Notary: *Danielle Hamilton*



*#1735*  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

APR 16 2007

*6235.00*  
Amount Paid \$  
Skagit Co. Treasurer  
By  Deputy

LPB 10-05

Chicago Title Company - Island Division

EXHIBIT 'A'

**Description:**

**Order No:** BE11350 MJJ

PARCEL A:

Lots 2 and 3, Block 21, SYNDICATE ADDITION TO THE TOWN OF LA CONNER, according to the plat thereof recorded in Volume 2 of Plats, page 109, records of Skagit County, Washington;

EXCEPT the Southwesterly 13 feet of said Lots 2 and 3;

AND EXCEPT the Westerly 75 feet, as measured at right angles to the East line of 3<sup>rd</sup> Street.

Situated in Skagit County, Washington

PARCEL B:

That portion of Government Lot 4, Section 36, Township 34 North, Range 2 East of the Willamette Meridian, described as follows:

Beginning at the Southeast corner of Block G, Map of La Conner;  
thence Southerly along the West line of Fourth Street a distance of 50 feet to the Northeast corner of Block 21, Syndicate Addition to the Town of La Conner;  
thence Westerly along the North line of said Block 21 a distance of 200 feet to the East line of Third Street;  
thence Northerly along the East line of Third Street a distance of 50 feet to the Southwest corner of Block G, Map of La Conner;  
thence Easterly along the South line of said Block G a distance of 200 feet to the point of beginning;

EXCEPT the Westerly 75 feet as measured at right angles to the East line of 3<sup>rd</sup> Street.

Situated in Skagit County, Washington

**Exhibit B**

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.



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