

When Recorded Return to:
JOSE L. GUZMAN
2620 Rainbolt Place
Mount Vernon WA 98274



200705170080

Skagit County Auditor

5/17/2007 Page

1 of

2 11:26AM

Chicago Title Company - Island Division
Order No: IMV2457 MKP Title Order No: IC42043

STATUTORY WARRANTY DEED

THE GRANTOR **CHRISTIAN BAISCH** and **JENNIFER J. BAISCH**, husband and wife

for and in consideration of **Two Hundred Thirty-Nine Thousand and 00/100...(\$239,000.00)**
DOLLARS

in hand paid, conveys and warrants to

JOSE L. GUZMAN, a married man, dealing as his separate estate

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

Lot 56, LITTLE MOUNTAIN ADDITION, according to the plat thereof recorded in Volume 15 of Plats, pages 1 through 5, records of Skagit County, Washington.

EXCEPT that portion lying Easterly of the following described line:

Beginning at the most Northerly corner of said Lot 56;
Thence South 20°37'10" East a distance of 107.39 feet to the Southerly line of said Lot 56 and the terminus of this line description.

TOGETHER WITH that portion of Lot 55, "PLAT OF LITTLE MOUNTAIN ADDITION", as per plat recorded in Volume 15 of Plats, pages 1 through 5, inclusive, records of Skagit County, Washington, lying Easterly of the following described line:


Beginning at the most Northerly corner of said Lot 55;
Thence South 20°19'27" East a distance of 45.16 feet;
Thence South 25°26'04" East a distance of 77.62 feet to the Southerly line of said Lot 55 and the terminus of this line description.

Situated in Skagit County, Washington.

Tax Parcel Number(s): 4566-000-056-0005 P100667

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 10, 2007

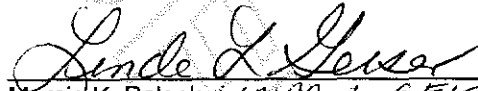

CHRISTIAN BAISCH Date 05/14/07

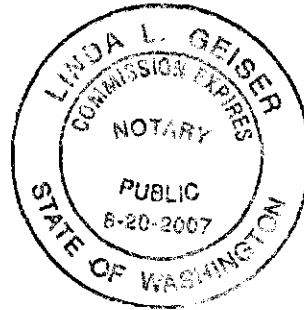

JENNIFER J. BAISCH Date 5/14/07

STATE OF WASHINGTON
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that CHRISTIAN BAISCH and JENNIFER J. BAISCH (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: 5-14-07


Linda L. Geiser
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: October 15, 2008



2322
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

MAY 17 2007

Amount Paid \$ 4259.20
Skagit Co. Treasurer
By *man* Deputy



200705170080
Skagit County Auditor

5/17/2007 Page

2 of

2 11:26AM