

When Recorded Return to:
THOMAS N. TILDEN
NANCY R. BIXLER
1618 Fowler Street
Mount Vernon WA 98273



200706280146
Skagit County Auditor

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Chicago Title Company - Island Division
Order No: IMV2562 CMM Title Order No: IC42640 ✓

STATUTORY WARRANTY DEED

THE GRANTOR **DANIEL R. GARCIA**, an unmarried person

for and in consideration of **Two Hundred Sixty-Nine Thousand Nine Hundred Ninety-Nine and 00/100...(\$269,999.00) DOLLARS**

in hand paid, conveys and warrants to

THOMAS N. TILDEN and NANCY R. BIXLER, husband and wife

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

Lot 18, LIDELL'S 2ND ADDITION, according to the plat thereof recorded in Volume 11 of Plats, page 51, records of Skagit County, Washington.


Situated in Skagit County, Washington

Abbreviated Legal: (Required if full legal not inserted above.)

Tax Parcel Number(s): 4345-000-018-0006 P79630

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.

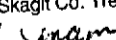
Dated: June 25, 2007



DANIEL R. GARCIA Date 6-26-07

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

3039
JUN 28 2007

Amount Paid \$ 4810.99
Skagit Co. Treasurer
By  Deputy

STATE OF WASHINGTON
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that DANIEL R. GARCIA (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: 6-26-07

Cassandra M. Mitchell

Cassandra M. Mitchell
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: March 10, 2009



I PR 10-05



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