

When Recorded Return to:
MARGUERITE POMFRET FARBER
4107 Cherry Lane
Anacortes WA 98221



200708200210
Skagit County Auditor

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Chicago Title Company - Island Division
Order No: AE12037 MM Title Order No: IC43135

STATUTORY WARRANTY DEED

THE GRANTOR **WALLACE H. STRADER and KERESIA J. STRADER, husband and wife**

for and in consideration of **Five Hundred Thirty-Seven Thousand and 00/100...(\$537,000.00) DOLLARS**

in hand paid, conveys and warrants to MARGUERITE POMFRET FARBER, TRUSTEE OF THE PETER AND MARGIE FARBER FAMILY TRUST – SURVIVOR'S TRUST UAD 5/24/96

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

Lot 60, THE ORCHARDS, P.U.D., according to the Plat thereof recorded January 19, 2006 under Auditor's File No. 200601190126, records of Skagit County, Washington.

Situated in Skagit County, Washington

Tax Parcel Number(s): 124043

Subject to: Restrictions, reservations and easements of record.
Subject to Agricultural and Forestry operations in Exhibit "A" attached and made a part hereof.

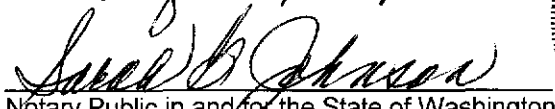
Dated: August 6, 2007

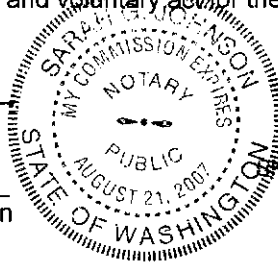

WALLACE H. STRADER


KERESIA J. STRADER

STATE OF WASHINGTON
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that WALLACE H. STRADER and KERESIA J. STRADER ARE the persons who appeared before me, and said persons 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: August 10, 2007

Notary Public in and for the State of Washington
Residing at on
My appointment expires: 8-31-07



3973
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

AUG 20 2007

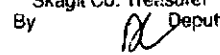
Amount Paid 9,563.40
By  Deputy

EXHIBIT "A"

Skagit County has established a policy for unincorporated areas to protect and encourage agricultural and forestry operations. If your real property is located near an agricultural or forestry operation, you may be subject to inconvenience of 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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Skagit County Auditor