



200805160114

Skagit County Auditor

5/16/2008 Page

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2 11:23AM

When recorded return to:

James D. Bernstein
542 Ruby Peak Ave
Mt Vernon, Wa 98273

CHICAGO TITLE CO. 1C45397

STATUTORY WARRANTY DEED

THE GRANTOR(S) Terri E. Montgomery formerly known as Terri E. Voorhees, a married woman

for and in consideration of \$10.00 and good and other valuable considerations in hand paid, conveys, and warrants to James D. Bernstein, an unmarried individual the following described real estate, situated in the County of Skagit, State of Washington:

Lot 58, PLAT OF SKAGIT HIGHLANDS DIVISION 3, according to the plat thereof, recorded under Auditor's file No. 200605150163, records of Skagit County, Washington.

SITUATE in Skagit County.

SUBJECT TO: Exhibit "A" which by this reference is made part hereof:

Abbreviated Legal: Lot 58, PLAT OF SKAGIT HIGHLANDS DIVISION 3

Tax Parcel Number(s): 4892-000-058-0000

Dated: May 9, 2008

Terri E. Montgomery
Terri E. Montgomery

Michael W. Montgomery
Michael W. Montgomery

State of Washington
County of Skagit

I certify that I know or have satisfactory evidence that Terri E. Montgomery and Michael W. Montgomery (is/are) the person(s) who appeared before me, and said person(s) acknowledge 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: May 12, 2008

Cassandra M. Mitchell
Notary Public in and for the state of Washington

My appointment expires: 3-10-09

CASSANDRA M. MITCHELL

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
1554
MAY 16 2008

Amount Paid \$4312.60
By m a m Skagit Co. Treasurer
Deputy

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.

