

When Recorded Return to:  
JOHN A. WEBSTER  
JOANN A. WEBSTER  
13192 Bridgeview Way  
Mount Vernon WA 98273



200808150223  
Skagit County Auditor

8/15/2008 Page 1 of 3 3:23PM

Chicago Title Company - Island Division  
Order No: IMV3227 MKP Title Order No: IC46217

**STATUTORY WARRANTY DEED**

THE GRANTOR ROBERT WARNER and PATRICIA WARNER, husband and wife

for and in consideration of **Six Hundred Forty-Nine Thousand Nine Hundred and 00/100...(\$649,900.00) DOLLARS**

in hand paid, conveys and warrants to

**JOHN A. WEBSTER and JOANN A. WEBSTER, husband and wife**

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

Abbreviated legal description: Lot 4, FINAL PLAT OF BRIDGEWATER ESTATES, PHASE I, according to the plat thereof recorded in Volume 15 of Plats, pages 174 and 175, records of Skagit County, Washington; See legal description attached hereto and by reference made a part hereof.

Tax Parcel Number(s): 4626-000-004-0003 P105629

**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: August 8, 2008

 8-13-08  
ROBERT WARNER Date

 8/13/08  
PATRICIA WARNER Date

2669  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

AUG 15 2008

Amount Paid \$ 11,573.22  
Skagit Co. Treasurer  
By Deputy



STATE OF WASHINGTON  
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that ROBERT WARNER and PATRICIA WARNER (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: August 13 2008

Marcie K. Paleck  
Marcie K. Paleck  
Notary Public in and for the State of Washington  
Residing at Mount Vernon  
My appointment expires: October 15, 2008



200808150223  
Skagit County Auditor

05

EXHIBIT 'A'

**Description:**

**Order No:** IMV3227 MKP

Lot 4, FINAL PLAT OF BRIDGEWATER ESTATES, PHASE I, according to the plat thereof recorded in Volume 15 of Plats, pages 174 and 175, records of Skagit County, Washington;

EXCEPT that portion of said premises lying within the following described parcel:

Beginning at the Southeast corner of said Lot 5, Final Plat of Bridgewater Estates, Phase I, (also being the Northeast corner of Lot 2 of Skagit County Short Plat No. 93-033, approved August 20, 1993, and recorded August 20, 1993, in Volume 10 of Short Plats, pages 223, and 224, under Auditor's File No. 9308200096, records of Skagit County, Washington, being a portion of the Southwest Quarter of Section 32, Township 35 North, Range 3 East of the Willamette Meridian);  
thence North 89°34'25" West, 440.83 feet along the North line of said Lot 2, Skagit County Short Plat No. 93-033 (also being the South line of Lots 3, 4, and 5, Final Plat of Bridgewater Estates, Phase I) to the Northwest corner of said Lot 2 Skagit County Short Plat No. 93-033;  
thence North 00°24'54" East, 15.24 feet along the Northerly projection of the West line of said Lot 2, Skagit County Short Plat No. 93-033, to an existing East-West fence line as the same is shown on the face of said Final Plat of Bridgewater Estates, Phase I;  
thence South 89°09'11" East, 440.84 feet, more or less, along said East-West fence or fence line projected to the East line of said Lot 5, Final Plat of Bridgewater Estates, Phase I;  
thence South 00°24'54" West, 12.00 feet along the East line of said Lot 5 to the point of beginning.

Situated in Skagit County, Washington



200808150223

Skagit County Auditor