

When Recorded Return to:  
PAUL D. LEAVITT  
DORIS A. LEAVITT  
4618 Beaver Pond Dr. S.  
Mount Vernon WA 98274



200811250048  
Skagit County Auditor

11/25/2008 Page 1 of 2 11:43AM

Chicago Title Company - Island Division  
Order No: IMV3423 MKP Title Order No: IC46960

**STATUTORY WARRANTY DEED**

THE GRANTOR **SERGEY BERTASH**, a single man, as his separate estate, and not in a domestic partnership

for and in consideration of **Five Hundred Thousand and 00/100...(\$500,000.00) DOLLARS**

in hand paid, conveys and warrants to

**PAUL D. LEAVITT and DORIS A. LEAVITT, husband and wife**

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

Lot 163, PLAT OF EAGLEMONT PHASE 1B, DIVISION NO. 6, according to the plat thereof recorded January 10, 2006, under Auditor's File No. 200601100170, records of Skagit County, Washington.

Situated in Skagit County, Washington.

Tax Parcel Number(s): 4883-000-163-0000 P124072

**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: November 10, 2008

Sergey Bertash by  
SERGEY BERTASH, by Nikolay Bertash, his attorney-in-fact

*Nikolay Bertash his attorney in fact*

Sergey Bertash by  
SERGEY BERTASH, by Marina Bertash, his attorney-in-fact

*Marina Bertash his attorney in fact*

3841  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

NOV 25 2008

Amount Paid \$9905.00  
Skagit Co. Treasurer  
By *mm* Deputy

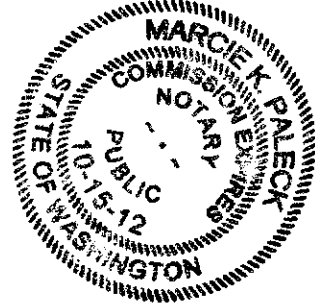
STATE OF WASHINGTON  
COUNTY OF SKAGIT

I certify that I know or have satisfactory evidence that NIKOLAY BERTASH, who executed the within instrument as Attorney in Fact for and acknowledged to me that signed and sealed the same as free and voluntary act and deed as attorney in fact for SERGEY BERTASH for the uses and purposes therein mentioned, and on oath stated that the power of attorney authorizing the execution of this instrument has not been revoked and that the said SERGEY BERTASH is now living, and is not incompetent.

Dated: November 14 2008

Marcie Paleck  
Notary Public in and for the State of Washington  
Residing at Mount Vernon  
My appointment expires:

MARCIE K. PALECK



October 15 2008 2012 MKP

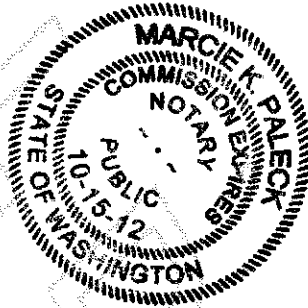
STATE OF WASHINGTON  
COUNTY OF SKAGIT

I certify that I know or have satisfactory evidence that MARINA BERTASH, who executed the within instrument as Attorney in Fact for SERGEY BERTASH and acknowledged to me that signed and sealed the same as free and voluntary act and deed as attorney in fact for SERGEY BERTASH for the uses and purposes therein mentioned, and on oath stated that the power of attorney authorizing the execution of this instrument has not been revoked and that the said SERGEY BERTASH is now living, and is not incompetent.

Dated: November 14 2008

Marcie Paleck  
Notary Public in and for the State of Washington  
Residing at Mount Vernon  
My appointment expires:

MARCIE K. PALECK



October 15 2012



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Skagit County Auditor