

When Recorded Return to:
GEORGE P. WOLF
13788 Avon Allen Rd.
Mount Vernon WA 98273



200907220060
Skagit County Auditor

7/22/2009 Page 1 of 2 11:08AM

Chicago Title Company - Island Division
Order No: 620004288 MKP Title Order No: 620004288

STATUTORY WARRANTY DEED

THE GRANTOR GEORGE BALLEGEER and GEORGINA BALLEGEER, husband and wife

for and in consideration of **Two Hundred Ninety Thousand and 00/100...(\$290,000.00) DOLLARS**

in hand paid, conveys and warrants to

GEORGE PAUL WOLF, an unmarried man, and not in a domestic partnership

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

The North 24 rods of the East 66 2/3rds rods of the Southeast Quarter of the Southeast Quarter of Section 11, Township 34 North, Range 3 East of the Willamette Meridian;

EXCEPT roads and ditch rights of way;

AND EXCEPT the South 170 feet thereof;

AND ALSO EXCEPT that portion, if any, lying within the West 13 1/3rd rods of said Southeast Quarter of the Southeast Quarter;

AND ALSO EXCEPT the East 180 feet of the North 65 feet of that portion of the Southeast Quarter of the Southeast Quarter of said Section 11, lying West of the County road running along the East side of said subdivision.


Situated in Skagit County, Washington


Tax Parcel Number(s): 340311-4-010-0004 P21486

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: July 21, 2009


GEORGE BALLEGEER Date


GEORGINA BALLEGEER Date 7/21/09

STATE OF WASHINGTON
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that GEORGE BALLEGEER and GEORGINA BALLEGEER (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: July 21 2009

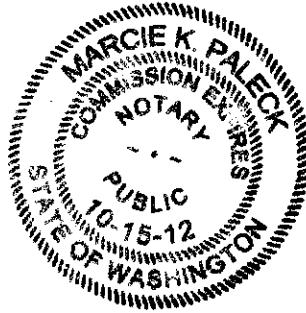
Marcie K. Paleck

Marcie K. Paleck

Notary Public in and for the State of Washington

Residing at Mount Vernon

My appointment expires: October 15, 2012

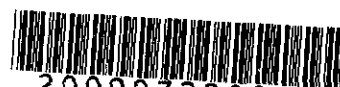


2184
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUL 22 2009

Amount Paid \$
Skagit Co. Treasurer
By VTF Deputy

5167.00



200907220060
Skagit County Auditor