

When Recorded Return to:  
GERALD L. KRAFT  
SHARRON L. KRAFT  
13204 Lake View Place  
Mount Vernon WA 98273



201002230023  
Skagit County Auditor

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**Chicago Title Company - Island Division**  
Order No: 620008219 MJJ Title Order No: 620008219

**STATUTORY WARRANTY DEED**

**THE GRANTOR MALINDA L. THOMAS, a single individual**

for and in consideration of **Three Hundred Ninety-Five Thousand and 00/100...(\$395,000.00) DOLLARS** in hand paid, conveys and warrants to **GERALD L. KRAFT and SHARRON L. KRAFT, husband and wife**

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

Lot 1, SHORT PLAT NO. PL 02-0676, recorded October 3, 2003, under Auditor's File No. 200310030084, records of Skagit County, Washington. The full legal description is on Exhibit "A" attached hereto.  
Situating in Skagit County, Washington

Tax Parcel Number(s): 3997-000-018-0100 P120878

Subject to: Restrictions, reservations and easements of record and Skagit County Right To Farm Ordinance as more fully described in Exhibit "A" which is attached hereto and made a part hereof. "B"

Dated: February 19, 2010

MALINDA L. THOMAS

428  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

FEB 23 2010

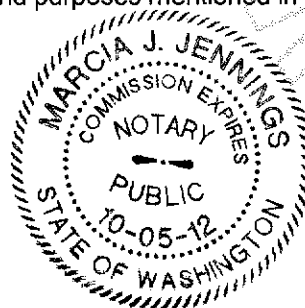
Amount Paid \$7036.00  
By Deputy

STATE OF WASHINGTON  
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that MALINDA L. THOMAS is the person(s) who appeared before me, and said person(s) acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: February 22, 2010

Marcia J. Jennings  
Notary Public in and for the State of Washington  
Residing at Sedro Woolley  
My appointment expires: 10/5/2012



Order No.: 620008219

**EXHIBIT "A"**

PARCEL A:

Lot 1, SHORT PLAT NO. PL 02-0676, approved October 3, 2003, recorded October 3, 2003 under Auditor's File No. 200310030084, being a portion of Lot 18, WM SHAUGER ACREAGE CLEAR LAKE, WASH, as recorded in Volume 4 of Plats, page 36, records of Skagit County, Washington, being a portion of the Northwest Quarter of Section 12, Township 34 North, Range 4 East of the Willamette Meridian.

PARCEL B:

An easement for access and utilities, delineated on the face of SHORT PLAT NO. PL 02-0676, approved October 3, 2003, recorded October 3, 2003 under Auditor's File No. 200310030084, being a portion of Lot 18, WM SHAUGER ACREAGE CLEAR LAKE, WASH, as recorded in Volume 4 of Plats, page 36, records of Skagit County, Washington, being a portion of the Northwest Quarter of Section 12, Township 34 North, Range 4 East of the Willamette Meridian.

Situated in Skagit County, Washington

- END OF EXHIBIT "A" -



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EXHIBIT <sup>B</sup>'A'

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.



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