

**When recorded return to:**  
Home Trust of Skagit, a Washington non-profit  
corporation  
320 East Fairhaven Suite 201  
Burlington, WA 98233



201111290063  
Skagit County Auditor

11/29/2011 Page 1 of 4 3:51PM

Filed for record at the request of:



CHICAGO TITLE  
COMPANY

425 Commercial  
Mount Vernon, WA 98273

Escrow No.: 620013852

CHICAGO TITLE BELLINGHAM  
245343516

### STATUTORY WARRANTY DEED

THE GRANTOR(S) Maxine Leedy, a single person, as her separate estate  
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration  
in hand paid, conveys, and warrants to Home Trust of Skagit, a Washington non-profit corporation

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

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Abbreviated Legal: *LAND ONLY*

PTN NW NW, 29-34-04

Tax Parcel Number(s): P28422, 340429-0-241-0002

Subject to: Covenants, conditions, restrictions and easements of record:

SEE EXHIBIT "B" ATTACHED HERETO AND MADE A PART HEREOF

Dated: November 22, 2011

X *Maxine Leedy*  
\_\_\_\_\_  
Maxine Leedy

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2011 3608

NOV 29 2011

Amount Paid \$ *984.00*  
Skagit Co. Treasurer  
By *JMM* Deputy

STATUTORY WARRANTY DEED

(continued)

State of WASHINGTON

COUNTY of SKAGIT

I certify that I know or have satisfactory evidence that

MAXINE LEEDY

is/are the person(s) who appeared before me, and said person(s) acknowledged that (he/~~she~~/they) signed this of instrument and acknowledged it to be (his/~~her~~/their) free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: November 21 2011

MARCIE K. PALECK

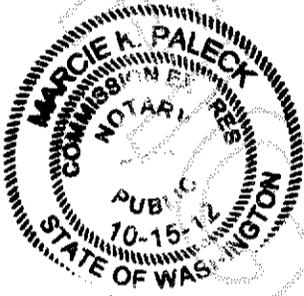
Marcie Paleck

Name:

Notary Public in and for the State of WASHINGTON

Residing at: Mount Vernon, WA

My appointment expires: October 15 2012



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**EXHIBIT "A"**  
Legal Description

**For APN/Parcel ID(s): P28422 and 340429-0-241-0002**

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That portion of the Northwest Quarter of the Northwest Quarter of Section 29, Township 34 North, Range 4 East, W.M., described as follows:

Beginning at a point 176 feet South of the Southwest corner of Block 2, 'CENTRAL ADDITION TO MT. VERNON', as per plat recorded in Volume 2 of Plats, page 103, records of Skagit County, Washington, which point is also the Southwest corner of a tract conveyed May 19, 1934, to Lee M. Hughes by deed recorded in Volume 164 of Deeds, page 508;

Thence South 55 feet;

Thence East 104 feet, more or less, to a point which is 660 feet East of the West line of said Northwest Quarter of the Northwest Quarter;

Thence North on a line parallel with and 660 feet East of said West line of the Northwest Quarter of the Northwest Quarter, 55 feet;

Thence West 104 feet, more or less, to the point of beginning.

Situated in Skagit County, Washington.

**EXCEPTING THEREFROM:** All improvements consisting of buildings, structures and fixtures situated thereon.



**EXHIBIT "B"**  
Exceptions

1. Assessments, if any, levied by City of Mount Vernon.
2. City, county or local improvement district assessments, if any.

**Skagit County Right to Farm Ordinance**

If your real property is adjacent to property used for agricultural operations, or included within an area zoned for agricultural purposes, you may be subject to inconvenience or discomfort arising from such operations, including but not limited to, noise, odors, flies, fumes, dust, smoke, the operation of machinery of any kind during a twenty-four (24) hour period (including aircraft), the storage and disposal of manure, and the application by spraying or otherwise of chemical fertilizers, soil amendments, herbicides and pesticides. Skagit County has determined that the use of real property for agricultural operations is a high priority and favored use to the county and will not consider to be a nuisance those inconveniences or discomforts arising from agricultural operations, if such operations are consistent with commonly accepted good management practices and comply with local, State and Federal laws.



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