

When recorded return to:  
Lucia C. Muller  
16412 Andal Road  
Mount Vernon, WA 98274



201212260203  
Skagit County Auditor

12/26/2012 Page 1 of 3 4:03PM

Filed for record at the request of:



CHICAGO TITLE  
COMPANY

425 Commercial  
Mount Vernon, WA 98273

Escrow No.: 620017386

LAND TITLE OF SKAGIT COUNTY  
144839-S

### STATUTORY WARRANTY DEED

THE GRANTOR(S) Martha Johnston, who acquired title as Martha E. Andal, as her separate property for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration

in hand paid, conveys, and warrants to Lucia C. Muller, An unmarried person and Jennifer A. Ross, An unmarried person

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

Lot 1, SKAGIT COUNTY SHORT PLAT NO. PL07-0084, approved November 28, 2007, recorded December 5, 2007 under Auditor's File No. 200712050064, records of Skagit County, Washington; being a portion of the Southeast Quarter of the Northwest Quarter of Section 26, Township 34 North, Range 4 East, W.M.

Situated in Skagit County, Washington.

Abbreviated Legal: (Required if full legal not inserted above.)

Tax Parcel Number(s): P127061 / 340426-2-006-0100  
Subject to easements, restrictions and reservations of record per exhibit "A"

Dated: December 21, 2012

*Martha Johnston by Steven C Andal*

Martha Johnston, by Steven C Andal,  
her Attorney-in-Fact

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20124163  
DEC 26 2012

Amount Paid \$ 2319.00  
Skagit Co. Treasurer  
By *Mh* Deputy

EXCEPTIONS:

- A. COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS, NOTES, DEDICATIONS, PROVISIONS AND SURVEY MATTERS AS DESCRIBED AND/OR DELINEATED ON THE FACE OF SAID SHORT PLAT, AS HERETO ATTACHED:

Short Plat No.: PL03-0809  
 Recorded: December 5, 2007  
 Auditor's No.: 200712050064

- B. LOT CERTIFICATION AND THE TERMS AND CONDITIONS THEREOF:

Recorded: December 5, 2007  
 Auditor's File No.: 200712050065

- C. NOTICE OF ON-SITE SEWAGE SYSTEM STATUS AND THE TERMS AND CONDITIONS THEREOF:

Between: Skagit County  
 And: Steve Andal c/o Martha Johnston  
 Recorded: March 14, 2012  
 Auditor's File No.: 201203140015

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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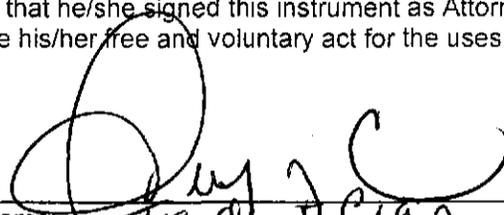
STATUTORY WARRANTY DEED

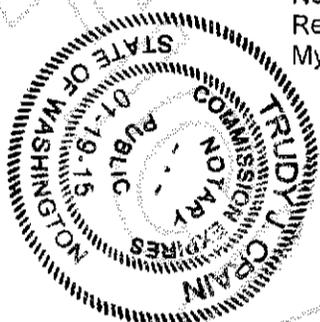
(continued)

State of WASH  
County of Skagit

I certify that I know or have satisfactory evidence that Steven C. Andal is the person who appeared before me, and said person acknowledged that he/she signed this instrument as Attorney in Fact for Martha Johnston and acknowledged it to be his/her free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 12-24-12

  
Name: Trudy J. Crain  
Notary Public in and for the State of WASH  
Residing at: only for  
My appointment expires: 1-19-15



ALL DOCUMENT



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