

When Recorded Return to:
MARGARET J. ISHIKAWA
855 Southview Drive
Burlington WA 98233



200409240180
Skagit County Auditor

9/24/2004 Page 1 of 2 3:50PM

Chicago Title Company - Island Division
Order No: IMV0298 MKP

IC 31386 ✓

STATUTORY WARRANTY DEED

THE GRANTOR HANSELL MITZEL LLC, a Washington Limited Liability Company

for and in consideration of Two Hundred Thirty-Nine Thousand Nine Hundred Fifty and 00/100...(\$239,950.00) DOLLARS

in hand paid, conveys and warrants to

MARGARET J. ISHIKAWA, a single person

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

Lot 41, PLAT OF WEST VIEW, according to the plat thereof recorded June 4, 2003, under Auditor's File No. 200306040117, records of Skagit County, Washington.

Situated in Skagit County, Washington.

Tax Account No. : 4818-000-041-0000 P120534

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: September 24, 2004

HANSELL MITZEL LLC

DAN R. MITZEL, Member Date

5167
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

SEP 24 2004

Amount Paid \$ 4271.14
By Skagit Co. Treasurer Deputy

STATE OF WASHINGTON
COUNTY OF SKAGIT

I certify that I know or have satisfactory evidence that DAN R. MITZEL to me known to be the Member of HANSELL MITZEL LLC the entity that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of the said entity, for the uses and purposes therein mentioned, and on oath state that he is authorized to execute the said instrument on behalf of said entity.

Dated: September 24 2004

Marcie K. Paleck
Marcie K. Paleck
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: October 15, 2004



200409240180
Skagit County Auditor