

When Recorded Return to:
MICHAEL COX
1519 East Section Street
Mount Vernon, Wa 98273



200505050157
Skagit County Auditor

5/5/2005 Page 1 of 2 3:26PM

Chicago Title Company - Island Division

Order No: BE9816 MJJ

LC34574

STATUTORY WARRANTY DEED

THE GRANTOR ALLAN R. SUSIA and JUDITH H. SUSIA, husband and wife

for and in consideration of Two Hundred Fifteen Thousand and 00/100...(\$215,000.00)
DOLLARS in hand paid, conveys and warrants to MICHAEL COX, a married man as his sole and
separate estate

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

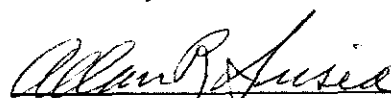
Tract 37, EXCEPT the West 10 feet thereof, and the West 43.28 feet of Tract 38,
SKAGIT ADDITION TO MOUNT VERNON, according to the plat thereof, recorded in
Volume 5 of Plats, page 48, records of Skagit County, Washington.

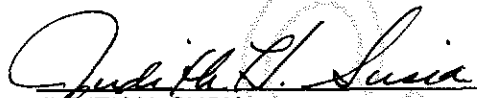
Situated in Skagit County, Washington

Tax Account No. : 3756-000-038-0006 P54270

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.

Dated: May 2, 2005

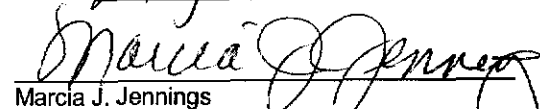

ALLAN R. SUSIA

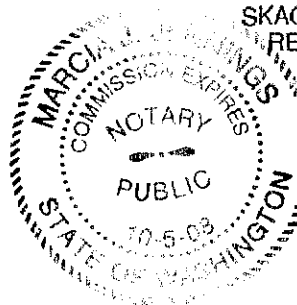

JUDITH H. SUSIA

STATE OF WASHINGTON
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that ALLAN R. SUSIA and JUDITH H. SUSIA the person(s) who
appeared before me, and said person(s) acknowledged that they signed this instrument and acknowledged it to be
their free and voluntary act for the uses and purposes therein mentioned in this instrument.

Dated: May 2, 2005


Marcia J. Jennings
Notary Public in and for the State of Washington
Residing at Sedro Woolley
My appointment expires: 10/5/2008



#2202
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

MAY 05 2005

#38279
Amount Paid \$
By Skagit Co. Treasurer Deputy

Chicago Title Company - Island Division

EXHIBIT '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.



200505050157
Skagit County Auditor