


When Recorded Return to:
DIANA KRAUSE
ANN O'NEILL
12015 Marine Drive #456
Marysville WA 98271


200409170178
Skagit County Auditor
9/17/2004 Page 1 of 1 3:36PM

Chicago Title Company - Island Division
Order No: IMV0479 MKP
1032317 ✓

STATUTORY WARRANTY DEED

THE GRANTOR H. LEE MITCHELL and ANABELLE I. MITCHELL, husband and wife

for and in consideration of Fifty-Nine Thousand Seven Hundred Fifty and 00/100...(\$59,750.00) DOLLARS

in hand paid, conveys and warrants to

DIANA KRAUSE, a single person and ANN O'NEILL, a single person

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

Lot 12, WILLARD ESTATES, according to the plat thereof recorded December 23, 1999, under Auditor's File No. 199912230062, records of Skagit County, Washington.

Situated in Skagit County, Washington.

Tax Account No. : 4747-000-012-0000 P116237

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.

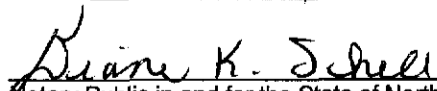
Dated: September 14, 2004

 9-15-04  9-15-04
H. LEE MITCHELL Date ANABELLE I. MITCHELL Date

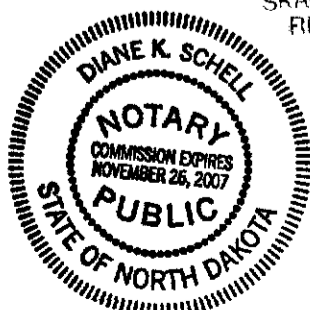
STATE OF NORTH DAKOTA
COUNTY OF

I certify that I know or have satisfactory evidence that H. LEE MITCHELL and ANABELLE I. MITCHELL 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: 9-15-04


Notary Public in and for the State of North Dakota
Residing at Underwood, ND
My appointment expires: 11-26-2007

LPB No. 10



SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

5040
SEP 17 2004
106355
Amount Paid \$
Skagit Co Treasurer
By  Deputy