

When Recorded Return to:
RICHARD KUEHNER
320 Fulton St.
Mount Vernon WA 98273



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Chicago Title Company - Island Division
Order No: BE11512 CLT Title Order No: IC42766 ✓

STATUTORY WARRANTY DEED

THE GRANTOR CLAYTON M. CHEEK and AGNES CHEEK, as Trustees of THE CHEEK FAMILY TRUST dated February 13, 1992 for and in consideration of **Two Hundred Fifty-Five Thousand and 00/100...(\$255,000.00) DOLLARS** in hand paid, conveys and warrants to **RICHARD TAYLOR KUEHNER, a single person**

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

East 55 feet of Lots 17, 18, 19 and 20, Block 13, VERNON HEIGHTS SECOND ADDITION, according to the plat thereof, recorded in Volume 3 of Plats, page 62, records of Skagit County, Washington;

EXCEPT that portion thereof, if any, lying within the West 45 feet of said Lots 17, 18, 19 and 20.

Situated in Skagit County, Washington

Tax Parcel Number(s): P54640

2988
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Subject to: Restrictions, reservations and easements of record. JUN 27 2007

Dated: June 19, 2007

Amount Paid \$ 4544.00
Skagit Co. Treasurer
By *m.m.* Deputy

THE CHEEK FAMILY TRUST dated February 13, 1992

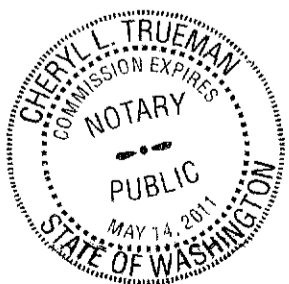
[Signature]
CLAYTON M. CHEEK
Trustee

[Signature]
AGNES CHEEK
Trustee

STATE OF WASHINGTON
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that Clayton M. Cheek and Agnes Cheek is/are the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument, on oath stated that he is / she is / they are authorized to execute the instrument and acknowledged it as the Trustees of THE CHEEK FAMILY TRUST dated February 13, 1992 to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: *June 24 2007*
[Signature]
Cheryl L. Trueman
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: 5/14/07



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.



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Skagit County Auditor

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