



200709070075
Skagit County Auditor

9/7/2007 Page 1 of 2 11:26AM

When Recorded Return to:
RONALD KRUGER
15689 YOKEKO DRIVE
Anacortes WA 98221

Chicago Title Company - Island Division
Order No: AE12041 MM Title Order No: IC43118

STATUTORY WARRANTY DEED

THE GRANTOR **BRIAN TILAND and DANA ANDRICH, husband and wife**

for and in consideration of **Five Hundred Ten Thousand and 00/100...(\$510,000.00) DOLLARS**

in hand paid, conveys and warrants to

RONALD KRUGER, a single person

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

Tract A, SKAGIT COUNTY SHORT PLAT NO. 39-75, located in Tracts 43 and 44 of DECEPTION PASS WATERFRONT TRACTS, according to the plat thereof, recorded in Volume 5 of Plats, page 26, records of Skagit County, Washington, approved November 5, 1975 and recorded in Volume 1 of Short Plats, page 78, under Auditor's File No. 825834, records of Skagit County, Washington.

Situated in Skagit County, Washington

Tax Parcel Number(s): P64901

Subject to: Restrictions, reservations and easements of record.

Also subject to agricultural and forestry provisions as in Exhibit "A" attached hereto and made a part hereof.

Dated: September 5, 2007

Brian Tiland *Dana Andrich*
BRIAN TILAND SKAGIT COUNTY WASHINGTON REAL ESTATE EXCISE DANA ANDRICH

4273
SEP 07 2007

STATE OF WASHINGTON
COUNTY OF Skagit

Amount Paid \$ 9083.00
By *[Signature]* Skagit Co. Treasurer Deputy

I certify that I know or have satisfactory evidence that BRIAN TILAND and DANA ANDRICH are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: September 5, 2007

Rhonda McNett
Notary Public in and for the State of Washington
Residing at Anacortes, Wa.
My appointment expires: 11/29/09

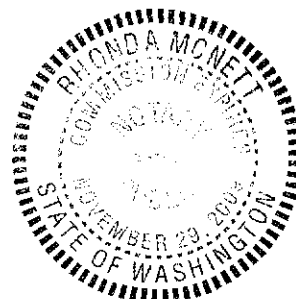


EXHIBIT "A"

Skagit County has established a policy for unincorporated areas to protect and encourage agricultural and forestry operations. If your real property is located near an agricultural or forestry operation, you may be subject to inconvenience of 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.



200709070075
Skagit County Auditor