

WHEN RECORDED RETURN TO:
Daniel A. Derting and Denise L. Derting
16908 Nilson Road
Mount Vernon WA 98273



201207020120
Skagit County Auditor

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Chicago Title Insurance Company

425 Commercial Street, Mount Vernon, Washington 98273 620015300

DOCUMENT TITLE(s)

1. **Statutory Warranty Deed**
- 2.
- 3.

REFERENCE NUMBER(s) OF DOCUMENTS ASSIGNED OR RELEASED:

GRANTOR(s):

1. **Top Dog 30 LLC**
 - 2.
 - 3.
- Additional names on page _____ of the document

GRANTEE(s):

1. **Daniel A. Derting**
 2. **Denise L. Derting**
 - 3.
- Additional names on page _____ of the document

ABBREVIATED LEGAL DESCRIPTION:

Tract 11, PLAT OF AVON ACRES FIRST ADDITION

Complete legal description is on page _____ of the document

ASSESSOR'S PROPERTY TAX PARCEL ACCOUNT NUMBER(s):

P61909 3860-000-011-0018

(sign only if applicable) I am requesting an emergency nonstandard recording for an additional fee as provided in RCW 36.18.010. I understand that the recording processing requirements may cover up or otherwise obscure some part of the text of the original document.

Signature 

This cover sheet is for the County Recorder's indexing purposes only.
The Recorder will rely on the information provided on the form and will not read the document to verify the accuracy or completeness of the indexing information provided herein.

Filed for record at the request of:



CHICAGO TITLE COMPANY

425 Commercial
Mount Vernon, WA 98273
Escrow No. 620015300



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STATUTORY WARRANTY DEED

THE GRANTOR(S) Top Dog 30, LLC, a Washington limited liability company for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Daniel A Derting and Denise L Derting, husband and wife the following described real estate, situated in the County of Skagit, State of Washington:

Tract 11, PLAT OF AVON ACRES FIRST ADDITION, according to the plat thereof, recorded in Volume 7 of Plats, Page 93, records of Skagit County, Washington.

Situate in Skagit County, Washington

Abbreviated Legal: (Required if full legal not inserted above.)

Tax Parcel Number(s): P61909, 3860-000-011-0018

Subject to: Conditions, covenants, restrictions and easements of record as more fully described in Schedule B, Special Exceptions, Chicago Title Insurance Company Order 620015300; and Skagit County Right To Farm Ordinance, which are attached hereto and made a part hereof.

Dated: June 26, 2012

Top Dog 30, LLC, a Washington limited liability company

BY: [Signature]
Mark Hendrickson, Member

State of DELAWARE
county of SUSSAN

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2012 1964

JUL 02 2012

Amount Paid \$ 3387.⁰⁸
Skagit Co. Treasurer
By [Signature] Deputy

I certify that I know or have satisfactory evidence that Mark Hendrickson is the person(s) who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the Member of Top Dog 30, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: July 2, 2012

JOHN A. BARRETT
Notary Public
State of Delaware
My Commission Expires on Nov 3, 2013

[Signature]
Name: JOHN A. BARRETT
Notary Public in and for the State of DELAWARE
Residing at: 550 N 13th St
My appointment expires: Nov 3, 2013

SCHEDULE B

Special Exceptions

SKAGIT COUNTY RIGHT TO FARM ORDINANCE

If your real property is adjacent to property used for agricultural operations, or included within an area zoned for agricultural purposes, you may be subject to inconvenience or discomfort arising from such operations, including but not limited to, noise, odors, flies, fumes, dust, smoke, the operation of machinery of any kind during a twenty-four (24) hour period (including aircraft), the storage and disposal of manure, and the application by spraying or otherwise of chemical fertilizers, soil amendments, herbicides and pesticides. Skagit County has determined that the use of real property for agricultural operations is a high priority and favored use to the county and will not consider to be a nuisance those inconveniences or discomforts arising from agricultural operations, if such operations are consistent with commonly accepted good management practices and comply with local, State and Federal laws.



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