

FILED FOR RECORD
SKAMANIA CO. WASH
BY CLARK COUNTY TITLE

This Space Reserved For Recorder's Use:

Filed for Record at Request of
Clark County Title Company
AFTER RECORDING MAIL TO:

JUL 8 4 48 PM '96
O'Leary
AUDITOR
GARY H. OLSON

Name CHRISTOPHER BIENCOURT
Address 571 Skamania Landing Rd.
3245 E. FERNAN HILL ROAD
City, State, Zip Skamania, WA 98648
COEUR D'ALENE, ID 83814
Escrow number: 44918CF

125677

Statutory Warranty Deed

BOOK 158 PAGE 259

THE GRANTOR ANDREW GARDNER, A SINGLE PERSON AS TO AN UNDIVIDED 1/2 INTEREST AND
KATI ALISON GARDNER, A SINGLE PERSON AS TO AN UNDIVIDED 1/2 INTEREST

for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION
in hand paid, conveys and warrants to CHRISTOPHER BIENCOURT AND CAROLE BIENCOURT, HUSBAND AND WIFE
the following described real estate, situated in the County of SKAMANIA, State of Washington:

LEGAL ATTACHED HERETO AS EXHIBIT 'A' AND MADE A PART THEREOF.

SUBJECT TO: An Agreement and the terms and conditions thereof regarding maintenance
and repair of water system recorded June 8, 1990 under Auditor's
File No. 109417 and modifications thereof.

18176
REAL ESTATE EXCISE TAX

JUL 09 1996

PAID 1152.00
[Signature]
SKAMANIA COUNTY TREASURER

Dated this 18 day of June, 1996

By *[Signature]*
ANDREW GARDNER

By _____

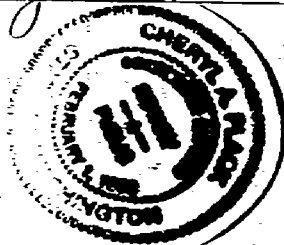
By *[Signature]*
KATI ALISON GARDNER

By _____

STATE OF WASHINGTON }
COUNTY OF CLARK } ss

I certify that I know or have satisfactory evidence that ANDREW GARDNER AND KATI ALISON GARDNER
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 *July 1, 1996*



Cheryl Glad
Notary Public in and for the State of WASHINGTON
Residing at BATTLE GROUND
My appointment expires: 2/1/98

Signature ☒
Indexed, Ctr ☒
Indirect ☒
Filed ☒
Recorded ☒

Gary H. Olson, Skamania County Auditor
Days 7-8-96 Period 6 1-5-11-2-302

Order No. 44918

Exhibit "A"

BOOK 158 PAGE 260

Beginning at a point on the North Boundary of Old Vancouver Cascades Road, now called Riverside Drive, said point of beginning being 1793.7 feet South and 2771.2 feet West of the Northeast corner of Section 11, Township 1 North, Range 5 East of the Willamette Meridian, Skamania County, Washington; thence North 44°31' West 465.53 feet; thence North 83°46' West 62.38 feet; thence South 371.5 feet; thence East 365.45 feet; thence North 21°47' East 42.96 feet to the Point of Beginning.

Also known as Lot 2 of the Bill Beard Short Plats, recorded December 10, 1979 in Book 2 of Short plats, page 148a and 148b, Auditor's File No. 90048.

Gary H. Martin, Skamania County Assessor

1-5-11-2-302

1-5-96

Period #