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WHEN RECORDED MAIL TO:  
Philip B. Janney, Attorney at Law  
Landerholm, Memovich, et. al.  
PO Box 1086  
Vancouver, WA 98666-1086

FILED 172 714

FILED FOR RECORD  
SKAMANIA COUNTY WASH  
BY Landerholm et al.

JAN 22 2 50 PM '98

GARY H. OLSON

AUCTOR

PAGE ABOVE THIS LINE FOR RECORDS &amp; LUM

## WARRANTY DEED

(DISTRIBUTION FROM TRUST)

THE GRANTOR, JIMMY V. COATES, TRUSTEE of the Vada A. Coates Revocable Living Trust dated April 8, 1994, conveys and warrants all of the Trust's interest, to GRANTEES, BILLY B. COATES, a single man, as his separate property, Grantee, in the following described real estate situated in Skamania County, State of Washington:

Lot 4, Book 3, Page 250, Bill Coates Short Plat, Skamania County Records, Skamania County, Washington.

The liability and obligations of Grantor to Grantee and Grantee's successors under the warranties contained herein shall be limited to the amount, nature and terms of any title insurance coverage available to Grantor under any title insurance policy. Grantor shall have no liability or obligations except to the extent that reimbursement for such liability or obligation is available to Grantor under any title insurance policy.

DATED this 16 day of December, 1997.

Jimmy V. Coates, Trustee  
JIMMY V. COATES, Trustee

Assessor's Parcel No.: 03-09-17-3-0-1407-00  
03-8-17-3-6-1407-00

STATE OF WASHINGTON )

Primer ) ss  
County of Clark )

Gary H. Martin, Skamania County Assessor

Date 1/22/98 Parcel # 3-8-17-3-1407  
\$41

I certify that I know or have satisfactory evidence that JIMMY V. COATES is the person 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 Trustee of the Vada A. Coates Revocable Living Trust, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED: 12-16-97



Carol L. Whaley  
Notary Public in and for the State of Washington,  
residing at Clark County.

My appointment expires: 7-15-2001

REAL ESTATE EXCISE TAX

19252

JAN 22 1998

PAID Exempt

et al  
SKAMANIA COUNTY TREASURER