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FILED FOR RECORD
SKAMANIA CO. WASH
BY SKAMANIA CO. TITLE

OCT 20 2 45 PM '00

GARY
AUDITOR
GARY M. OLSON

AFTER RECORDING MAIL TO:

Name Demian Dawson & Judy Jackson

REAL ESTATE EXCISE TAX

Address 12616 NE 46th St.

City/State Vancouver WA. 98682

21146
OCT 20 2000

PAID 1881.60

Statutory Warranty Deed

SKAMANIA COUNTY TREASURER First American Title
Insurance Company

THE GRANTOR CHRISTOPHER BIENCOURT AND CAROLE
BIENCOURT, HUSBAND AND WIFE

for and in consideration of **TEN DOLLARS AND ANY OTHER
VALUABLE CONSIDERATIONS**

in hand paid, conveys and warrants to **DEMIAN DAWSON AND
JUDY JACKSON, HUSBAND AND WIFE**

(this space for title company use only)

the following described real estate, situated in the County of **SKAMANIA**, State of Washington.

Lots 7 and 24 Block 3 Woodard Marina Estates according to the recorded plat
thereof, recorded in Book A of Plats, Page 114, in the County of Skamania,
State of Washington.

SPECIAL EXCEPTIONS:

- 1 Easement for Electric Transmission and Distributing Lines, including the
terms and provisions thereof, recorded July 31, 1912 in Book 0, Page 23.
- 2 Right of Way Easement for Utilities, including the terms and provisions
thereof, in favor of Public Utility District No. 1 for Skamania County,
recorded April 3, 1953 in Book 51, Page 86, in Auditor File No. 61239,
Skamania County Deed Records.
- 3 Restrictive Covenants and Conditions, including the terms and provisions
thereof, recorded August 17, 1964 in Book 53, Page 164. Also recorded May
11, 1967 in Book J, Pages 163 and 270.

*****SPECIAL EXCEPTIONS CONTINUED*****
Assessor's Property Tax Parcel/Account Number(s):

02-06-34-1-4-3700-00 and
02-06-34-1-4-2200-00

Dated 10/18/00 ~~EX~~ 2000

Christopher Biencourt
Christopher Biencourt

Carole Biencourt
Carole Biencourt

Gary H. Martin, Skamania County Assessor

Date 10-20-00 Parcel # 02 06 34 1 4 2200 00
APD 5700 00

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SPECIAL EXCEPTIONS

4. Conditions and Restrictions as shown on the recorded Plat.
5. Amended by laws and assessment of the Home Owners Association, recorded September 3, 1993, in Book 137, Page 818.
6. Assessments of the Home Owners Association, if Any.

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STATE OF WASHINGTON. } ss
County of _____

ACKNOWLEDGMENT - Individual

On this day personally appeared before me Christopher Biencourt to me known

to be the individual ☒ described in and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 18th day of October 2000



Margaret C. Sinnott
Notary Public in and for the State of Washington,
residing at _____

My appointment expires 6-15-04

STATE OF WASHINGTON. } ss
County of Kitsap

ACKNOWLEDGMENT - Corporate

On this 19 day of October 192000 before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Carole Biencourt to me known to be the _____ and _____ President and _____ Secretary, respectively, of _____ the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that _____ authorized to execute the said instrument and that the seal affixed (if any) is the corporate seal of said corporation.

Witness my hand and official seal hereto affixed the day and year first above written.

Notary Public in and for the State of Washington,
residing at _____

My appointment expires _____

WA-46A (11/96)

This jurat is page _____ of _____ and is attached to _____ dated _____

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STATE OF WASHINGTON, } County of <u>Kitsap</u> } ss	ACKNOWLEDGMENT - Individual
On this day personally appeared before me <u>Carole Biencourt</u> to me known	
to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that <u>She</u>	
signed the same as <u>her</u> free and voluntary act and deed, for the uses and purposes therein mentioned.	
GIVEN under my hand and official seal this <u>19th</u> day of <u>October</u> <u>2000</u>	
<div style="border: 1px solid black; padding: 5px; text-align: center;">Notary Public State of Washington KAREN M. JEZ My Appointment Expires May 19, 2003</div>	<div style="text-align: center;"><u>Karen M. Jez</u> Notary Public in and for the State of Washington, residing at <u>Indianola</u> My appointment expires <u>May 19, 2003</u></div>

STATE OF WASHINGTON, } County of _____ } ss	ACKNOWLEDGMENT - Corporate
On this _____ day of _____, 19____, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared _____	
_____ and _____ to me known to be the	
_____ President and _____ Secretary, respectively, of _____	
_____ the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that _____	
authorized to execute the said instrument and that the seal affixed (if any) is the corporate seal of said corporation.	
Witness my hand and official seal hereto affixed the day and year first above written	
<div style="text-align: center;">_____ Notary Public in and for the State of Washington, residing at _____ My appointment expires _____</div>	

WA-46A (11/96)

This jurat is page _____ of _____ and is attached to _____ dated _____