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BOOK 213 PAGE 768

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

AUG 22 3 40 PM '01

G. H. Olson
AUDITOR
GARY H. OLSON

AFTER RECORDING MAIL TO:

Name Steven & Erin Minnis
Address P.O. Box 1131
City/State Carson, Wa 98610
SEA 24125

Statutory Warranty Deed

THE GRANTOR STEPHEN M. CHAMBERS & GINA L. CHAMBERS, HUSBAND AND WIFE

for and in consideration of TEN DOLLARS AND OTHER VALUABLE CONSIDERATIONS

in hand paid, conveys and warrants to STEVEN J. MINNIS & ERIN T. MINNIS, HUSBAND AND WIFE

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

SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of S21, T3N, R8E

FULL LEGAL IS ON PAGE 2

REAL ESTATE EXCISE TAX

21718

AUG 22 2001

PAID

1,536⁰⁰

Grant Deputy

SKAMANIA COUNTY TREASURER

Assessor's Property Tax Parcel/Account Number(s):

03-08-21-2-0-0800-00/ A PORTION OF

3-8-21-2-800 PT of

8-22-01 Sale

Dated August 22 2001

Stephen M. Chambers
Stephen M. Chambers

Gina L. Chambers
Gina L. Chambers

EXHIBIT "A"

A parcel lying within the Southeast Quarter of the Northwest Quarter of Section 21, Township 3 North, Range 8 East, in the Willamette Meridian, in the County of Skamania and the State of Washington, described as follows:

A portion of Lot 4 of the S & G Short Plat as shown on the map thereof recorded on April 12, 1996, in Book 3 of Short Plats, Records of Skamania County, at Page 284 under Auditor's File No. 125007 and described more particularly as follows:

Beginning at a point on the North line of said Lot 4 lying South 88°06'01" East, 171.00 feet from the Northwest corner thereof; thence South 00°48'32" West, 30.00 feet to the point of beginning; thence North 88°06'01" West, 171.00 feet to a point on the East line of Lot 1 of the said S & G Short Plat; thence South 00°48'32" West, 131.47 feet along the East line of said Lot 1; thence parallel with the South line of said Lot 4, South 86°59'06" East, 171.10 feet; thence North 00°48'32" East, 134.80 feet to the point of beginning.

AND RESERVING UNTO GRANTORS and their heirs, successors and assigns a non exclusive easement for a cul-de-sac for access and utility purposes having a radius of 50 feet over lots 1,2,3,4 of said Short Plat, the center of which is the Northeast corner of said Lot 2; THE GRANTOR MAY ASSIGN USE OF SAID EASEMENT TO ANY NUMBER OF NEW LOTS GRANTOR CREATES IN THE S & G PLAT.

AND FURTHER RESERVING UNTO GRANTORS, their heirs, successors and assigns, those Conditions for Purchase and Sale of Lot 1 of said S & G Short Plat, recorded under Auditor's File No. 138216, in Book 199, at Pages 538-540, Records of Skamania County, Washington;

AND FURTHER SUBJECT TO a Declaration of Conditions, Covenants and Restrictions as duly recorded in Vol. 190, at Pages 482-489, Auditor's File No. 135468, Records of Skamania County, Washington, and as amended.

SUBJECT TO:

1. Easement for Private Road, as shown on the recorded Short Plat.
2. Road Maintenance Agreement, including the terms and provisions thereof recorded June 18, 1999, in Book 190, Page 477.
3. Declaration of Conditions, Covenants and Restrictions including the terms and provisions thereof recorded June 10, 1999, in Book 190, Page 482.
4. Easement for ingress and egress including the terms and provisions thereof recorded June 29, 1999, in Book 190, Page 804.
5. Condition and Easements, including the terms and provisions thereof recorded May 25, 2000, in Book 199, Page 538.

STATE OF WASHINGTON, }
County of Stearns } ss.

ACKNOWLEDGMENT - Individual

On this day personally appeared before me Stephen M. Chambers
and Gina L. Chambers to me known
to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that they
signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 13 day of August 2001

Notary Public
State of Washington
JAMES R COPELAND, JR
MY COMMISSION EXPIRES
September 13, 2003

J. R. Copeland
Notary Public in and for the State of Washington,
residing at Stevenson
My appointment expires 9-17-03

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.

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 _____