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FILED IN RECORD
SKAMANIA CO. WASH.
BY *Clint Sherman*

Oct 3 4 02 PM '01

P. Lasry
AUDITOR
GARY H. OLSONGeorge W. Schoonmaker, Esq.
Harris, Mericle & Wakayama, P.L.L.C.
999 Third Avenue, Suite 3210
Seattle, Washington 98104

Document Title(s) (or transactions therein):	Quit Claim Deed
Grantor(s) (last, first, middle initial):	Margaret E. Sherman
Grantee(s) (last, first, middle initial):	J. Russell Sherman
Legal Description (abbreviated):	
Full Legal Description on Page(s):	3
Assessor's Tax Parcel Number(s):	02071000010000, 02071100000000, 02070300040000, 02071000010100, 02070300030000
Reference Number(s) of Document(s) Assigned or Released:	

The Auditor/Recorder will rely on the information provided herein. The staff will not read the document to verify the accuracy or completeness of the indexing information.

QUITCLAIM DEED

The Grantor, Margaret E. Sherman, for and in consideration of dissolution of marriage-equal division of property, conveys and quitclaims to J. Russell Sherman all interest in the following described real estate, situated in Skamania County, State of Washington:

See Attached Exhibit A.

REAL ESTATE EXCISE TAX

21806

OCT - 3 2001

PAID

Exempt

Gary H. Martin, Skamania County Assessor

Date 10-3-01 Parcel # 2-7-3-300/400*grm*2-7-10-100/1012-7-11-100*Cy Deputy*
SKAMANIA COUNTY TREASURER

Ex. 10-01	<i>✓</i>
Ex. 10-02	<i>✓</i>
Ex. 10-03	<i>✓</i>
Ex. 10-04	<i>✓</i>
Ex. 10-05	<i>✓</i>
Ex. 10-06	<i>✓</i>
Ex. 10-07	<i>✓</i>
Ex. 10-08	<i>✓</i>
Ex. 10-09	<i>✓</i>
Ex. 10-10	<i>✓</i>

DATED this 11 day of October, 2000.

Margaret E. Sherman

Margaret E. Sherman, Grantor

STATE OF WASHINGTON)

COUNTY OF Clark) ss.
KING)

I certify that I know or have satisfactory evidence that Margaret E. Sherman is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in the instrument.

DATED this 11 day of October, 2000.

JENNIFER OSER
 NOTARY PUBLIC
 STATE OF WASHINGTON
 COMMISSION EXPIRES
 OCTOBER 15, 2002

Jennifer Oser

(Print Name)

NOTARY PUBLIC in and for the State of

My Appointment Expires: 10-15-02

EXHIBIT "A"

PARCEL I

The North Half of the Southeast Quarter of the Northwest Quarter; the West Half of the Northwest Quarter of the Southwest Quarter of the Northeast Quarter; the South Half of the Southwest Quarter of the Northeast Quarter of the Northwest Quarter; and the South Half of the North Half of the Southwest Quarter of the Northeast Quarter of the Northwest Quarter of Section 10, Township 2 North, Range 7 East of the Willamette Meridian, in the County of Skamania, State of Washington.

EXCEPT that portion thereof covered by Blue Lake, its immediate shore line and a strip of land 200 feet wide adjacent to and paralleling the shore of Blue Lake.

ALSO EXCEPT that portion thereof which lies within the 300 foot strip of land acquired by the United States of America for the Bonneville Power Administration Electric Power Transmission Lines.

PARCEL II

The Southwest Quarter of the Southwest Quarter, and Government Lot 5, in Section 2; the Southwest Quarter of the Southeast Quarter, and Government Lots 6 and 7, in Section 3; the Northwest Quarter of the Northeast Quarter and Government Lots 1 and 2, in Section 10; and Government Lot 5 in Section 11; all in Township 2 North, Range 7 East of the Willamette Meridian, in the County of Skamania, State of Washington.

EXCEPT that portion thereof which lies within the 300 foot strip of land acquired by the United States of America for the Bonneville Power Administration's Electric Power Transmission Lines by judgement on declaration of taking entered in Cause No. 34 in the District Court of the United States for the Western District of Washington, Southern Division, a certified copy of said judgement being recorded under Auditor's File No. 20971 on February 6, 1939, at Page 315 of Book 27 of Deeds, records of Skamania County, Washington.

ALSO that portion of the D. F. Bradford Donation land Claim No. 37 located in Sections 2, 10, and 11, Township 2 North, Range 7 East of the Willamette Meridian, more particularly described as follows:

Beginning at a point marking the intersection of the Westerly line of the said Bradford Donation Land Claim with the centerline of Old State Road No. 8 as the same was located and constructed on December 19, 1914, said point being South 175 feet, more or less, from the Quarter Corner of the West line of said Section 11; thence following the center line of said road in a Northeasterly direction to intersection with the Northeasterly boundary of the said Bradford Donation Land Claim; thence North 54°30' West 1,550 feet, more or less, following the Northeasterly boundary of the said Bradford Donation Land Claim to the Northerly corner thereof; thence South 29° West 55 chains along the Northwesterly boundary of said Bradford land Claim to the Westerly corner thereof; thence South 23° East to the Point of Beginning.

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**AFFIDAVIT
Lack of Probate**

State of Washington

County of Skamania

Clinton Russell Sherman being first duly sworn, deposes and says:

1. The undersigned affiant is the Son of J. Russell
(relationship to decedent) (decedent)
Sherman, who died May 12, 2001 at Seattle
(date of death) (year) (city)
State of Washington, then being a legal resident of Seattle
King Washington Seattle
(county) (state) (city)

AFFIANT MUST PROVIDE A DEATH CERTIFICATE OF DECEDENT

2. Check the appropriate box below:

☐ Decedent and surviving spouse executed a Community Property Agreement dated _____, a copy of which is attached hereto.

☐ Decedent left no last Will.

☒ Decedent left a last Will which has neither been probated nor revoked; a copy of which is attached hereto.

☐ Decedent left a Will which was probated in _____ County, State of _____ A copy of an Order Admitting Will to Probate, Decree of Distribution or equivalent court documentation is attached hereto.

3. The heirs at law of the decedent, including spouse, natural or adopted children, children of any predeceased child, brothers and sisters, and any surviving parents are as follows:

Clinton R. Sherman 53 Son P.O.B. 332
(full name) (age) (relationship) (residence)
Port Townsend, WA
98368

HEIRS AT LAW (continued)

Bradford A. Sherman	45	Son	4211 Laurel Canyon Blvd
(full name)	(age)	(relationship)	(residence)
Ryan T. Sherman	37	Son	Seattle City, WA 98104
(full name)	(age)	(relationship)	(residence)
			421 - 31st Ave.
			Seattle, WA 98122
(full name)	(age)	(relationship)	(residence)
(full name)	(age)	(relationship)	(residence)

(attach additional page for additional names)

4. All debts of the decedent and/or the marital community, including, but not limited to all expenses due to decedent's last illness, funeral and burial, and all applicable federal and state succession or inheritance taxes have been fully paid, except as follows:

N/A

5. The decedent [] had ☒ had never received from the State of Washington assistance consisting of nursing facility services, home and community-based services, related hospital and prescription drug services, or any other type of medical assistance.
6. As of the date of death, the value of all community property of the decedent was approximately \$. The value of all separate property of the decedent was approximately \$ 430,000.
7. Other facts regarding the decedent, decedent's estate, or matters which pertain to the current transaction:

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THIS AFFIDAVIT IS MADE TO INDUCE FIRST AMERICAN TITLE INSURANCE COMPANY (THE COMPANY) TO ISSUE ITS POLICIES OF TITLE INSURANCE ON REAL PROPERTY PASSING TO THE AFFIANT(S) IN RELIANCE UPON THE REPRESENTATIONS SET FORTH ABOVE. AFFIANT AGREES TO INDEMNIFY AND HOLD THE COMPANY HARMLESS FROM LOSS OR DAMAGE WHICH IT MAY SUFFER AS A RESULT OF SAID RELIANCE.

[Signature]
Affiant's Full Name
CLINTON R. SHERMAN

10/3/01
Date

Affiant's Full Name

Date

STATE OF WASHINGTON, }
COUNTY OF SKAGWAN } ss.

On this day personally appeared before me Clinton R. Sherman 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 use and purposes therein mentioned.

GIVEN under my hand and official seal this 3 day of October, 2001.

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

[Signature]
Notary Public in and for the State of
Washington, residing at Stevens
My appointment expires 9-11-01

WILL
OF
J. RUSSELL SHERMAN

I, J. RUSSELL SHERMAN, a resident of the County of Skamania, State of Washington, and a citizen of the United States of America, declare this to be my Will:

FIRST: I revoke all Wills and Codicils heretofore made by me.

SECOND: I declare that I am married to MARGARET E. SHERMAN, however, we are living separate and apart and we plan to terminate our marriage. I further declare that the only children I have had are my three (3) sons from a prior marriage, namely, CLINTON RUSSELL SHERMAN, BRADFORD ALAN SHERMAN and RYAN TODD SHERMAN, each of whom is an adult. I have no other children, either living or deceased.

THIRD: I declare that I established a revocable, living trust, called "The J. RUSSELL SHERMAN FAMILY TRUST," by Declaration of Trust dated April 28, 1981, as amended by the Third Amendment to and Complete Restatement thereof dated June 9, 1993. All references in this Will to the "Trust" are to said trust, as amended.

FOURTH: I intend by this Will to dispose of any and all property over which I have the power of testamentary disposition. I do not intend to exercise any power of appointment that I may have at the time of my death.

Furthermore, I declare that I have neither entered into a contract to make a Will nor entered into a contract to refrain from revoking my Will.

FIFTH: The Trust contains certain provisions regarding the payment of death taxes upon my death. To the extent that such death taxes are not paid from the Trust as provided in the Trust, I direct that all inheritance, estate and other death taxes (including penalties and interest) that may by reason of my death be attributable to my probate estate or any portion of it, including any property received by any person as a family allowance or homestead, be charged against and paid from the residue of my estate disposed of by this Will, without adjustment among the residuary beneficiaries and without charge against or collection from any beneficiary of my probate estate.

SIXTH: I give to the Trustee of the Trust, to be held, administered and distributed as a part of the Trust, according to its terms and according to the terms of any amendment or amendments made to it prior to my death, my entire interest in jewelry, clothing, household furniture, furnishings, equipment and appliances, silverware, china, crystal, wine, antiques, paintings, sculptures and other works of art, collections, personal effects, books and other tangible articles of a personal nature, together with any insurance on such property. If the Trust is not in existence at the time of my death, then this disposition shall lapse, and such property shall instead be disposed of as a part of the residue of my estate.

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SEVENTH: I give the residue of my estate to the Trustee of the Trust, to be held, administered and distributed as a part of the Trust, according to its terms and according to the terms of any amendment or amendments made to it prior to my death. It is not my intent to create a separate trust by this Will or to subject the Trust or the property added to it by this Will to the jurisdiction of any court. If for any reason the disposition made in this Article is not operative or is invalid, or if the Trust is not in existence at the time of my death, then I give the residue of my estate to the Trustee named in the Trust, in trust, to be held, administered and distributed according to its provisions as it presently exists, which provisions are hereby incorporated herein by this reference.

EIGHTH: If any beneficiary under this Will or the Trust, or any legal heir of mine, or person claiming under any of them, in any manner, directly or indirectly, contests or attacks this Will or the Trust, or any of their provisions, or conspires with or assists anyone attempting to do any of these things, then I specifically disinherit each such person, and all legacies, devises, bequests and interests given under this Will to that person shall be forfeited, and for all purposes of this Will such person shall be deemed to have predeceased me. Expenses to resist any contest or any other attack of any nature upon any provision of this Will or the Trust shall be paid from my estate or the Trust, as the case may be, as expenses of administration. Nothing in this Article shall be construed as preventing any person from disclaiming any part of any bequest to such person

real, personal or mixed, that persons of prudence, discretion and intelligence acquire for their own account.

My Executor shall have the power to continue to operate any business or other enterprise in which I may be interested at the time of my death and which may be a part of my estate, the profits and losses therefrom to inure to, and be chargeable against, my estate.

Except as otherwise specifically provided in this Will, my Executor shall have the power to make any payment or distribution required or authorized under this Will either wholly or partly in kind, at fair market value at date of distribution, and to cause any share to be composed of cash, property or undivided fractional interests in property, on a prorata or non-prorata basis.

My Executor shall have the power to employ attorneys, investment counsel, accountants, bookkeepers or other persons to render services for the Executor or on the Executor's behalf with respect to all matters pertaining to the administration of my estate, and to pay from estate funds the reasonable fees and compensation of such persons, said fees and compensation to be paid in addition to the commissions paid to the Executor for the Executor's ordinary and extraordinary services.

My Executor shall have the power to exercise any stock or other options or elections which are then exercisable.

Except to the extent fundamentally inconsistent with the provisions of my Will and my estate plan, I authorize my Executor to disclaim, in whole or in part, any devise or legacy

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My Executor (and any individual successor Executor specifically designated in this Will) may exercise all rights or powers accorded my Executor by law and by this Will with respect to any and all property which now constitutes, or which may constitute, a part of my estate, notwithstanding any interest which my Executor may have therein, either as an individual or as a fiduciary of any other estate or trust. My selection of Executor is made with full knowledge that such interests may exist, and it is my intent that my Executor, as an individual or as a fiduciary, may deal with himself or herself as Executor hereunder, as if he or she were a stranger hereto, irrespective of any actual or claimed conflict of interest.

ELEVENTH: As used in this Will and to the extent appropriate, the masculine, feminine and neuter gender shall each include the other two genders and the singular shall include the plural and the plural shall include the singular. If any provision of this Will is unenforceable, the remaining provisions shall nevertheless be carried into effect.

TWELFTH: Unless specifically provided otherwise, as used in this Will, references to any Will include any Codicil or Codicils made to such Will, and references to a particular section of any code, statute or regulation include any successor thereto and amendment thereof.

THIRTEENTH: The validity, construction and all rights under this Will are governed by the laws of the State of Washington.

I subscribe my name to this Will this 28
day of August, 1999, at Vancouver
Washington.

J. Russell Sherman
J. RUSSELL SHERMAN

Each of us declares under penalty of perjury under the laws of the State of Washington that J. RUSSELL SHERMAN declared this instrument, consisting of nine (9) pages including this page and the following page, to be his Will and signed the same in our presence, all of us being present at the same time, and we now, at the Testator's request, in the Testator's presence and in the presence of each other, sign below as witnesses, declaring that J. RUSSELL SHERMAN is over the age of eighteen (18) years and appears to be of sound mind and acting under no duress, menace, fraud or undue influence.

Each of us is now more than eighteen (18) years of age
and resides at the address set forth after his or her name.

Executed on this 28 day of
August, 1999, at Vancouver, Washington.

Lisa Calen residing at 5301 E. MILL PLAIN BLVD
Signature VANCOUVER, WA 98601
LISA CALEEN
Print Name

Mary Jean Odell residing at 558 NE 4th
Signature LAMAS, WA 98601
MARY JEAN ODELL
Print Name

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STATE OF WASHINGTON DEPARTMENT OF HEALTH CERTIFIED COPY OF DEATH CERTIFICATE									
BOOK 215 PAGE 379									
4861					146				
J. Russell Sherman					Male				
85					01/11/1916				
LA, CA					King				
Seattle					Virginia Mason Medical Center				
Divorced					550 01 9090				
Executive					Oil Industry				
2932 77th					Mercer Island				
Milton Ray Sherman					Lila Delphi Ree				
Ryan Todd Sherman					421 31st Avenue				
Cremation					Queen Anne Crematory				
Seattle, Washington					300 E. Pine Street				
Seattle, Washington 98122					Butterworth Manning Ashmore				
John Addison Md 7711 SE 27th Street Mercer Island, Washington 98040									
Small Bowel Obstruction									
A12 Hemer...									
MAY 16 2001									

EXHIBIT "A"

PARCEL I

The North Half of the Southeast Quarter of the Northwest Quarter; the West Half of the Northwest Quarter of the Southwest Quarter of the Northeast Quarter; the South Half of the Southwest Quarter of the Northeast Quarter of the Northwest Quarter; and the South Half of the North Half of the Southwest Quarter of the Northeast Quarter of the Northwest Quarter of Section 10, Township 2 North, Range 7 East of the Willamette Meridian, in the County of Skamania, State of Washington.

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