

148289

BOOK 240 PAGE 313

After Recording, Return To:  
Elizabeth A. Perry, Attorney at Law  
PO Box 1086  
Vancouver, WA 98666-1086

REAL ESTATE EXCISE TAX  
22913

APR - 9 2003

PAID exempt  
19 days  
SKAMANIA COUNTY TREASURER

FILED  
SKAMANIA COUNTY WASH  
Landerholm Memorich  
APR 9 4 48 PM '03  
O'Leary  
J. MICHAEL O'LEARY

## GIFT DEED

Space Above for Recording Information Only

THE GRANTOR, Grace A. Bell, a single woman, for love and affection, conveys and warrants to Patrick Ralph McLaughlin and Maria Frances McLaughlin, husband and wife, Grantees, her remaining undivided one-half interest in the following described real estate situated in Skamania County, State of Washington:

Lot 4, of WHISPERING HILLS RIVER ESTATES, according to the official plat thereof, on file and of record at Page 130, of Book "A" of Plats, records of Skamania County, Washington.

SUBJECT TO: conditions, reservations, restrictions and covenants contained in Deed recorded in Book 30 at page 183; and questions that may arise due to the Washougal River; and any right of the United States and/or State of Washington to use or occupancy of that portion of property lying below the line of mean high tide.

Assessor's Parcel No.: 02-05-15-1-0-0600-00

Gary H. Martin, Skamania County Assessor  
Date 4/1/03 Parcel # 2-5-15-1-660

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

DATED this 4<sup>th</sup> day of March, 2003.

Grace A. Bell  
Grace A. Bell

FILED  
APR 10 2003  
LAW OFFICES OF  
LANDERHOLM, MEMOVICH,  
LANSVERK & WHITESIDES, P.S.  
915 Broadway  
P.O. Box 1086  
Vancouver, Washington 98666  
(360) 696-3312

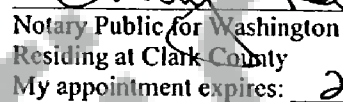
GIFT DEED - 1  
O:\EP\_PROBA\EA\CLIENTS\BELG0102\QCDEED.2

STATE OF WASHINGTON )

**County of Clark**

I certify that I know or have satisfactory evidence that Grace A. Bell 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: March 4, 2003.



Notary Public for Washington

Residing at Clark County

**My appointment expires:**

2/10/03

GIFT DEED - 2  
O:\EP\_PROBA\EP\CLIENTS\BELG0102\QCDEED 2

**LAW OFFICES OF  
LANDERHOLM, MEMOVICH,  
LANSVERK & WHITESIDES, P.S.  
915 Broadway  
P.O. Box 1086  
Vancouver, Washington 98666  
(360) 696-3312**