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BOOK 256 PAGE 509

OPT

OLYMPIC PENINSULA
TITLE COMPANY

REAL ESTATE EXCISE TAX

33500

JAN 12 2004

PAID

841 50

G. J. J. J.

SKAMANIA COUNTY TREASURER

SKAMANIA CO. TITLE

JAN 12 12 35 PM '04

U. Jermann

File Number 02076696DF

LPB-10

STATUTORY WARRANTY DEED

Legal Description (Brief):

LOT 14 WIND RIVER ESTATES SUBDIVISION

add'l on page

Tax Parcel #: 03-08-29-3-1-0117-00

THE GRANTOR CLIFFORD F. MCGUIRE, A SINGLE PERSON

for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE
CONSIDERATIONin hand paid, conveys and warrants to NICHOLAS J. VOLK AND COLLEEN M. VOLK,
HUSBAND AND WIFEthe following described real estate, situated in the County of SKAMANIA, State of Washington:
LOT 14 OF THE WIND RIVER ESTATES SUBDIVISION, ACCORDING TO THE
RECORDED PLAT THEREOF, RECORDED IN BOOK 'B' OF PLATS, PAGE 90,
IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON
SITUATE IN SKAMANIA COUNTY, STATE OF WASHINGTON.

SUBJECT TO:

SEE EXHIBIT 'A' ATTACHED HERETO AND MADE A PART HEREOF:

Dated: January 07, 2004

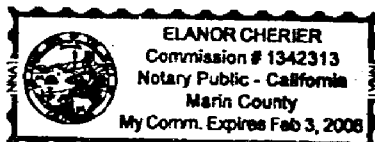
By Clifford F. McGuire
CLIFFORD F. MCGUIRE

By

By

By

Gary H. Martin, Skamania County Assessor

State of California
County of MarinDate 1-12-04 Parcel # 3-P-29-3-1-117On this 7th day of January, 2004,
before me personally appearedClifford F. McGuireto me known to be the individual(s) described in and who
executed the within and foregoing instrument, and acknowledged
that (he/she/they) signed the same as (his/her/their) free and
voluntary act and deed, for the uses and purposes therein
mentioned. GIVEN under my hand and official seal the day and
year last above written.

Elanor Cherie
Notary Public in and for the State of California
Residing at: Mill Valley
My Appt. Expires: Feb. 3, 2006

File Number 02076696DF

EXHIBIT A

Easement for Utilities, including the terms and provisions thereof, recorded August 3, 1914 in Book 'P', Page 54.

Easements as shown on the recorded Plat.

Easement for Ingress, Egress and Utilities, including the terms and provisions thereof, recorded September 30, 1998 in Book 181, Page 837. Affects that portion lying within road.

Private Road Agreement, including the terms and provisions thereof, recorded in Book 168, Page 160.

Reservations for Easement, including the terms and provisions thereof, recorded October 28, 1997 in Book 170, Page 405.

Protective Covenants, including the terms and provisions thereof, recorded June 8, 2001 in Book 210, Page 894.