

AFTER RECORDING MAIL TO:

Kevin Caldwell
112 Laurel Lane
Washougal, WA 98671

REAL ESTATE EXCISE TAX

25274

SEP 14 2005

PAID 2534.40 + 495.40 tech fee
Vickel Oelland, 3034.40
SKAMANIA COUNTY TREASURER

5CR 28139
Filed for Record at Request of:
First American Title Insurance Company



**First American Title
Insurance Company**

STATUTORY WARRANTY DEED

File No: 4282-657908 (SMM)

Date: September 09, 2005

Grantor(s): **James Robson and Dave Rocha and Connie Rocha**

Grantee(s): **Kevin Caldwell**

Abbreviated Legal: **Lot 50 Washougal Riverside Tract**

Additional Legal on page: **6.5**

Assessor's Tax Parcel No(s): **02-05-32-3-0-2001-00**

THE GRANTOR(S) James Robson, a single man and Dave Rocha and Connie Rocha, husband and wife for and in consideration of **Ten Dollars and other Good and Valuable Consideration**, in hand paid, conveys, and warrants to **Kevin Caldwell, a single man**, the following described real estate, situated in the County of **Skamania**, State of **Washington**.

See attached exhibit 'A'

Subject To: This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

James Robson
James Robson

Connie S. Rocha
Connie Rocha

BY: Dave Rocha
HIS / HER ATTORNEY IN FACT
Dave Rocha

Connie Rocha**Connie Rocha**STATE OF Washington)
)-ss
COUNTY OF Clark)

I certify that I know or have satisfactory evidence that ~~James Robson and Dave Rocha~~ and **Connie Rocha**, is/are the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 09/14/05

A handwritten signature of the Notary Public, B. L. Stockwell.

Notary Public in and for the State of Washington

Residing at: VancouverMy appointment expires: 11/29/05STATE OF Washington)
)-ss
COUNTY OF)

I certify that I know or have satisfactory evidence that ~~Connie Rocha~~, is/are the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: _____

Notary Public in and for the State of Washington

Residing at:

My appointment expires: _____

STATE OF WASHINGTON,

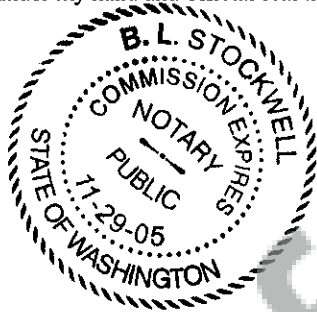
} SS.


ACKNOWLEDGMENT – Self & Attorney in Fact

County of [Clark]

On this [14] day of [Sept], 2015, before me personally appeared [Dave Rocha] to me known to be the individual who executed the foregoing instrument for [James Robson] self and as Attorney in Fact for [James Robson] and acknowledged that [he] signed the same as [his/her] free and voluntary act and deed as attorney in Fact for said principal for the uses and purposes therein mentioned, and on oath stated that the Power of Attorney authorizing the execution of this instrument has not been revoked and that said principal is now living and is not incompetent.

GIVEN under my hand and official seal the day and year last above written.




Notary Public in and for the State of Washington
Residing at [Van Couver]
My appointment expires [11/29/05]

This jurat is page [] of [] and is attached to [] dated []

EXHIBIT 'A'

Lot 50 of the WASHOUGAL RIVERSIDE TRACT, according to the recorded Plat thereof, recorded in Book 'A' of Plats, Page 80, in the County of Skamania, State of Washington.

EXCEPT that portion conveyed to William G. Cofone, et ux, recorded September 21, 1976 in Book 71, Page 664, Auditor File No. 82888, Skamania County Deed Records.

EXCEPT that portion conveyed to General Telephone Company of the Northwest, Inc., a corporation, recorded March 24, 1972 in Book 63, Page 916, Auditor File No. 74568, Skamania County Deed Records.

EXCEPT that portion conveyed to John Oyala, et ux, recorded July 11, 1973 in Book 65, Page 478, Auditor File No. 76334, Skamania County Deed Records.

EXCEPT that portion conveyed to John Oyala, et ux, recorded June 24, 1983 in Book 82, Page 421, Auditor File No. 95963, Skamania County Deed Records.

Gary H. Martin, Skamania County Assessor

Date 9/14/05 C.S. Parcel # 2-5-32-3-2001