

Doc # 2007164937
Page 1 of 3
Date: 02/08/2007 01:34P
Filed by: CLARK COUNTY TITLE
Filed & Recorded in Official Records
of SKAMANIA COUNTY
SKAMANIA COUNTY AUDITOR
J MICHAEL GARVISON
Fee: \$34.00

RETURN TO:

VELIKANJE, MOORE & SHORE, INC., P.S.
Attention: Morris G. Shore
P. O. Box 22550
Yakima, Washington 98907

REAL ESTATE EXCISE TAX

26755
FEB - 8 2007

PAID 3200.00 + 1625.00 + 450.00 = 5275.00

Vickie Clelland Deprets
SKAMANIA COUNTY TREASURER

STATUTORY WARRANTY DEED

Reference number(s) of related document:

Grantor: YELLOW PEAR, LLC

Grantee: WINE SPRING, LLC

Abbreviated Legal Description: Lots 1 and 8, SEELEY SUBDIV, Section 19,
Township 3 North, Range 19, EWM

Complete legal description is on page 1 of this document.

Assessor's Tax Parcel ID No.: 03 10 19 0 0 0309 00
G.S.

THE GRANTOR, YELLOW PEAR, LLC, a Washington limited liability company, for and in consideration of Ten and No/100 Dollars (\$10.00), and other good and valuable consideration, in hand paid, conveys and warrants to **WINE SPRING, LLC**, a Washington limited liability company, the following-described real estate, situated in the county of Skamania, state of Washington:

**Lot 1 and Lot 8, SEELEY SUBDIVISION, according to the plat thereof, recorded in Book "A" of plats, page 32, records of Skamania County, Washington.
EXCEPT County roads.**

SUBJECT TO Acknowledgement of Termination of Easement Rights as disclosed by document dated December 15, 2006, and recorded January 24, 2007, under Skamania County Recording No. 2007164770.

SUBJECT TO AND TOGETHER WITH matters as disclosed in Agreement Relating to Easements dated January 23, 2007, and recorded January 24, 2007, under Skamania County Recording No. 2007164771.

SUBJECT TO AND TOGETHER WITH matters affecting water rights as disclosed in Quitclaim Deed - Transfer of Water Rights dated January 16, 2007, and recorded January 24, 2007, under Skamania County Recording No. 2007164772.

SUBJECT TO classification of the property as farm and agricultural land pursuant to RCW 84.34.

SUBJECT TO terms and conditions of instrument recorded under Skamania County Recording No. 2006162232 for a boundary line adjustment.

[END OF PAGE - SIGNATURE PAGE FOLLOWS]

Skamania County Assessor
Date 2/8/7 Parcel# 3-10-19-309
65

**SIGNATURE PAGE OF
YELLOW PEAR, LLC TO WINE SPRING, LLC
STATUTORY WARRANTY DEED**

Dated this 25th day of January, 2007.

YELLOW PEAR, LLC

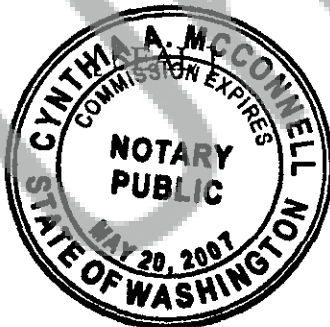
By: _____

John M. Bloxom, Jr., Manager

STATE OF WASHINGTON)
) ss.
County of Yakima)

On this day personally appeared before me **JOHN M. BLOXOM, JR.**, to me known to be the Manager of **YELLOW PEAR, LLC**, a Washington limited liability company, and who executed the within and foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of the LLC, for the uses and purposes therein mentioned and on oath stated that he was authorized to execute said instrument.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal this 25th day of January, 2007.



Cynthia A. McConnell
(print name)

NOTARY PUBLIC in and for the state
of Washington, residing at YAKIMA
My appointment expires 5/20/07