

When recorded return to:
THERESA L LIEDTKE and BRADLEY D. LIEDTKE
P.O. BOX 427
CARSON WA 98610

Doc # 2007167455
Page 1 of 3
Date: 08/30/2007 03:23P
Filed by: CLARK COUNTY TITLE
Filed & Recorded in Official Records
of SKAMANIA COUNTY
SKAMANIA COUNTY AUDITOR
J MICHAEL GARVISON
Fee: \$42.00

Statutory Warranty Deed

00116351 DA

THE GRANTOR PAUL G. SPENCER and MIRTA A. SPENCER, HUSBAND AND WIFE for and in consideration of Ten Dollars and other valuable consideration in hand paid, conveys and warrants to THERESA L LIEDTKE and BRADLEY D. LIEDTKE, WIFE AND HUSBAND the following described real estate, situated in the County of Skamania, State of Washington:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF. SEE APPENDICES A & B ATTACHED HERETO AND MADE A PART OF.

SUBJECT TO covenants, conditions, restrictions, reservations, easements and agreements of record, if any.

Tax Parcel Number(s): 03072400110100 ^{AD 2.30-07}

Abbreviated Legal: Lot(s) 1, of SHORT PLAT 2007166402

Dated this 28 day of August, 2007.

Paul G. Spencer
PAUL G. SPENCER

Mirta A. Spencer
MIRTA A. SPENCER

STATE OF WASHINGTON)
COUNTY OF CLARK) ss

REAL ESTATE EXCISE TAX

27226

AUG 30 2007

PAID 1728.433750 ^{1728.43} - 2070.50

Vickie Chelland
SKAMANIA COUNTY TREASURER

I certify that I know or have satisfactory evidence that PAUL G. SPENCER and MIRTA A. SPENCER are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: August 24, 2007

Deborah J. Abrams
Deborah J. Abrams
Notary Public in and for the State of Washington
Residing in Vancouver
My appointment expires: 04-01-08

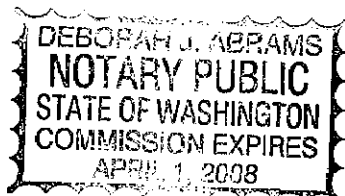


Exhibit A

All that portion of land lying in the Southeast corner of Section 24, Township 3 North, Range 7 East of the Willamette Meridian, Skamania County, Washington.

BEGINNING at the Northwest corner of Lot 1, SOBELLA SHORT PLAT, recorded under Auditor's File No. 2007166402 said point being the True Point of Beginning; thence South 88°36'32" East 715.80 feet; thence South 1°09'16" West 274.35 feet to a point on the South line of Lot 1 of said SHORT PLAT; thence along said line North 88°36'33" West 325.80 feet; thence South 1°09'16" West 85.00 feet; thence parallel to the North line of said Lot 1, 330.00 feet to the West line of the SOBELLA SHORT PLAT; thence North 1°09'16" East 349.83 feet to the Point of Beginning.

TOGETHER WITH access for ingress, egress and utilities known as Camp Cedars Lane, as drawn on the SOBELLA SHORT PLAT, recorded under Auditor's File No. 2007166402.

READ AND APPROVED BY:

MS RL
JS BL

Skamania County Assessor

Date 8-30-07 Parcel# 030224 001101 00

**Appendices A & B to the Real Estate Purchase and Sale Agreement between
Paul and Mirta Spencer (Seller) and Brad and Theresa Liedtke (Purchaser)**

Appendix A

It is agreed by the purchaser and the seller that the majority of the 5 acre parcel described will be kept forested. Only the area needed to be cleared for a safe building site is to be completely logged (approx. 1.0 to 1.5 acres). A safe building site is defined as an area with a fire break of approximately 100' between the forest canopy and structures. The distance of 100' will also protect against large trees being blown over onto structures.

Appendix B

Included in the purchase price of the land is \$5,000 to cover pro rata road paving costs. The private road that accesses the property is to be paved from the county road (Loop Road) to approximately 75' past the first turn around (hammerhead) on the road. Timing of the paving will coincide with the first building permit application for any of the lots serviced by the private road named Camp Cedars Lane.

READ AND APPROVED BY:

Paul Spencer Theresa Liedtke
Brad Liedtke