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REAL ESTATE EXCISE TAX

Doc # 2007167742
Page 1 of 3
Date: 09/20/2007 08:54A
Filed by: SCHWABE WILLIAMSON & WYATT PC
Filed & Recorded in Official Records
of SKAMANIA COUNTY
SKAMANIA COUNTY AUDITOR
J. MICHAEL GARVISON
Fee: \$42.00

27260
SEP 20 2007

PAID, 1.28+.25+.50=6.53 10⁰⁰
Shirley F. Feltner Deputy
SKAMANIA COUNTY TREASURER

QUIT CLAIM DEED

Grantor : Douglas James, an unmarried man
Grantees : Gary Dunn and Virginia Dunn, husband and wife
Legal Description : NW ¼ Sec 34 T2N R6E (complete legal attached hereto and incorporated herein by reference as Exhibit "A")
Assessor's Tax Parcel ID# : 02-06-34-0-0-0201-00 *Skamania County Assessor*
Date 9/20/07 Parcel# 2-6-34-201
Jm

THE GRANTOR, DOUGLAS JAMES, an unmarried man, for and in consideration of a Settlement Agreement freely reached for the purpose of settling Grantor and Grantee's respective interests in certain real property located in Skamania County, Washington, and in further consideration of the sum of One Hundred Dollars (\$100.00) to be paid by GRANTEEES, GARY DUNN and VIRGINIA DUNN, husband and wife, does hereby convey and quit claim to GRANTEEES an undivided Ten Percent (10%) interest in and to the following describe real property:

The real property is as described on Exhibit A, attached hereto and incorporated herein by this reference.

The purpose of this conveyance from GRANTOR to GRANTEEES is to settle a dispute. The GRANTOR shall retain a Ninety Percent (90%) undivided interest in the real property.

Dated this 13th day of September, 2007.

Douglas James
DOUGLAS JAMES

[Notary Acknowledgment on Following Page]

STATE OF WASHINGTON)
County of Clark) ss.
)

I certify that I know or have satisfactory evidence that DOUGLAS JAMES is the individual who appeared before me, and acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in the instrument.

DATED this 13th day of September, 2007.

TIEN N. LUONG
NOTARY PUBLIC
STATE OF WASHINGTON
COMMISSION EXPIRES
MARCH 28, 2011

NOTARY PUBLIC in and for the State of Washington

Print Name: Tien Luong
My Appointment Expires: 03/28/11

QUIT CLAIM DEED – Page 2 of 2

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REAL PROPERTY
(Skamania County, Washington)

A parcel of land located within the Southeast Quarter of the Northwest Quarter of Section 34, Township 2 North, Range 6 East of the Willamette Meridian, in the County of Skamania, State of Washington and being a portion of the tract described in that particular document recorded in Book 114, Page 110 of Deeds, records of said County, described as follows:

Beginning at the Southeast Corner of said tract, which point lies 340 feet North of the Southeast Corner of said Southeast Quarter of the Northwest Quarter; thence continuing North along the East line thereof a distance of 413.53 feet; thence along the Northerly edge of a driveway, extended South $75^{\circ}35'26''$ West 460.01 feet to an iron rod; thence South $59^{\circ}13'13''$ West 487.07 feet to the centerline of Duncan Creek; thence along said centerline South $42^{\circ}17'01''$ East 38.28 feet to the South line of said parcel; thence East 829.07 feet to the point of beginning.

EXCEPTING therefrom any portion of Woodard Creek Road #10140 and its appurtenant right of way.

Skamania County Assessor
Date 9/29/07 Parcel# 2-6-34-201
LM

EX. A
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