

When recorded return to:
Kenneth M. Bethune and Phyllis Bethune
1764 Clatsop St
Woodland, WA 98674

REAL ESTATE EXCISE TAX
24844
DEC - 6 2012
2835.50
9 deputy
SKAMANIA COUNTY TREASURER

Statutory Warranty Deed

00140977 TB

THE GRANTOR Mac Schulz Enterprises LLC for and in consideration of Ten Dollars and other valuable consideration in hand paid, conveys and warrants to Kenneth M. Bethune and Phyllis Bethune, husband and wife the following described real estate, situated in the County of Skamania, State of Washington:

See Exhibit A attached hereto and made a part hereof.

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

Tax Parcel Number(s): 02 06 28 0 0 1005 00, 02 06 28 0 0 1005 06

Abbreviated Legal: #1005 Section 28, Township 2N, Range 6EWM

Dated this 4th day of December, 2012.

Mac Schulz Enterprises LLC

Terry Schulz
By: Terry Schulz, Managing Member

Skamania County Assessor
Date 12-6-12 Parcel 26-28-0-0-1005-00
ym 26-28-0-0-1005-06

STATE OF WASHINGTON }
COUNTY OF CLARK }
ss

I certify that I know or have satisfactory evidence that Terry Schulz is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he is authorized to execute the instrument and acknowledged it as the Managing Member of Mac Schulz Enterprises LLC to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: December 4th, 2012

T. L. BARRETT
NOTARY PUBLIC
STATE OF WASHINGTON
COMMISSION EXPIRES
JUNE 9, 2016

[Signature]
Notary Public in and for the State of Washington
Residing in Vancouver
My appointment expires: June 9, 2016

EXHIBIT "A"

A portion of the East half of the Southeast quarter of Section 28, Township 2 North, Range 6 East, Skamania County, Washington, described as follows:

BEGINNING at an iron pipe with brass cap marking the quarter corner between Sections 28 and 27 as shown in the MacDonald Short Plat, as recorded in Book 3 of Short Plats, page 253, Skamania County Auditor's Records; thence South 00°48'20" West, along the East line of the Southeast quarter of Section 28, as shown in Volume 3 of Surveys, page 297, Skamania County Auditor's Records, for a distance of 330.90 feet to the intersection of the section line with the Westerly extension of the North line of Chien Tract, as described in Deed Book 172, page 103, Skamania County Auditor's Records; thence South 89°08'43" East, along the North line of said Chien Tract and its Westerly extension, 32.00 feet to the Northerly Northwest corner of a subsequent Chien Tract, as described in Deed Book 222, page 37; thence following the Westerly boundary of the latter Chien Tract, South 00°44'25" West, 394.28 feet; thence North 88°50'20" West, 32.45 feet to a point on the line between Sections 27 and 28, that bears South 00°48'20" West, 725.00 feet from the quarter corner between Sections 27 and 28; thence North 88°50'20" West, 52.55 feet; thence South 40°00'00" West, 50.00 feet; thence South 20°00'00" West, 50.00 feet to the True Point of Beginning; thence leaving the Westerly boundary of the latter Chien Tract, North 62°00'00" West, 100.00 feet; thence North 80°00'00" West, 120.00 feet; thence South 50°00'00" West, 340.00 feet; thence South 30°35'00" West, 137.09 feet to a 5/8 inch iron rod as set in Book 3 of Surveys, page 297, at the Southwest corner of Tract 3 shown thereon; thence North 70°00'00" West, 300.00 feet; thence North 32°04'44" West, 332.68 feet to a point hereinafter called Point C; thence following the centerline of a 60 foot private road and utility easement, North 86°00'00" West, 50.00 feet; thence South 80°00'00" West, 115.00 feet; thence leaving said easement centerline, South 22°00'00" East, 160.00 feet; thence South 49°00'00" West, 85.00 feet to the center of Duncan Creek; thence Southeasterly and Southwesterly, along the center of Duncan Creek, 2577 feet, more or less, to the South line of the Southeast quarter of Section 28; thence South 88°51'45" East, 402 feet, more or less, to a Department of Natural Resources concrete monument at the Southeast corner of Section 28; thence North 00°48'20" East, along the East line of the Southeast quarter of Section 28, for a distance of 1756.04 feet, to the Southwest corner of the latter Chien Tract; thence South 75°00'00" West, along the Westerly boundary of the latter Chien Tract, 75.00 feet; thence North 20°00'00" West, 80.00 feet to the True Point of Beginning.

TOGETHER WITH a 30 foot non exclusive easement for ingress, egress and utilities, as described in Book 186 of Deeds, page 262, more particularly described as follows:

BEGINNING at a point in the center of the Duncan Creek County Road that bears South 62°52'11" East, 176.68 feet from the Northwest corner of the Southwest quarter of the Southeast quarter of Section 28; thence North 72°00'00" East, 44.93 feet; thence along the arc of a 200 foot radius curve to the right through a central angle of 21°00'00", for an arc of distance of 73.30 feet; thence South 87°00'00" East, 40.00 feet; thence along the arc of a 250 foot radius curve to the left through a central angle of 27°00'00" for an arc distance of 117.81 feet; thence North 66°00'00" East, 70.00 feet to the North line of the Southwest quarter of the Southeast quarter of Section 28 at a point that bears South 88°53'21" East, 491.00 feet from the Northwest corner of the Southwest quarter of the Southeast quarter of Section 28 and the terminus of said easement centerline, (the sidelines of said easement to be extended or shortened so as to terminate on the North line of the Southwest quarter of the Southeast quarter of Section 28).

EXCEPT any portion lying within the Duncan Creek County Road.

TOGETHER WITH a 30 foot non-exclusive easement for ingress, egress and utilities, the South line of which is described as follows:

BEGINNING at a point on the South line of the Northwest quarter of the Southeast quarter of

Skamania County Assessor
Date 12-6-12 Parcel# 2-6-28-0-0-1005-00
2-6-28-0-0-1005-00