

When recorded return to:

IRA Services Trust Company
PO Box 7080
San Carlos, CA 94070

Filed for Record at Request of
Columbia Gorge Title
Escrow Number: S13-0053JA

Statutory Warranty Deed

THE GRANTOR Melissa Mayo, Personal Representative of Gladys M. Templin, Deceased for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to THE GRANTEE IRA Services Trust Company CFBO (Kathleen Arthur) (IRA Account # 366936), As to An Undivided 50% Interest and Kathleen Arthur, A Married Woman As Her Separate Estate, As To An Undivided 50% Interest the following described real estate, situated in the County of Skamania, State of Washington

That portion of the West half of the Southwest quarter of Section 34, Township 2 North, Range 6 East, in the Willamette Meridian, in the County of Skamania and State of Washington, lying Northerly of the Primary State Highway No. 14 and lying Southerly of Duncan Creek Road No. 10110.

Together with Mobile Home 1964 Marlette 10 X 52 VIN 55X2FBR591
SUBJECT TO SPECIAL EXCEPTION SEE ATTACHED EXHIBIT 'A'

Tax Parcel Number(s): 02-06-34-0-0-1201-00

Skamania County Assessor
Date 4-8-13 Parcel 2-6-34-1201

Dated 4/4/13

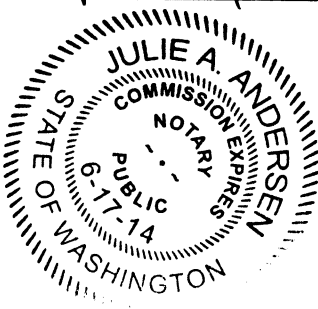
Melissa C. Mayo, Personal Representative of Gladys M. Templin, Deceased
By: Melissa C. Mayo PR
By: Melissa C. Mayo, Personal Representative

REAL ESTATE EXCISE TAX
30004
APR 09, 2013
PAID \$2,223.50
Audrey Johnson Deputy
SKAMANIA COUNTY TREASURER

STATE OF Washington
COUNTY OF Skamania } SS:

I certify that I know or have satisfactory evidence that Melissa C.C. Mayo
is/are the person(s) who appeared before
me, and said person(s) acknowledge that She signed this instrument, on oath stated She
is/are authorized to execute the instrument and acknowledge that as the
Personal Representative of Melissa C. Mayo, Personal Representative of Gladys M. Templin,
to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: April 4, 2013



Julie A. Andersen
Notary Public in and for the State of Washington
Residing at Carson, Washington
My appointment expires: June 17, 2014

EXHIBIT A

SUBJECT TO SPECIAL EXCEPTIONS:

Rights of the public in and to any portion of the herein described premises lying within the boundaries of streets, roads or highways.

The County Tax Roll indicates personal property in the form of a Mobile Home on subject property and all matters specifically related thereto are hereby excepted.

Reservations, including the terms and provisions thereof:

Reserved by : United States of America
Recorded : January 29, 1906
Book : B
Page : 106
AND
Recorded : January 29, 1906
Book : B
Page : 401

Easement, including the terms and provisions thereof:

For : Poles and anchors
Granted to : Northwestern Electric Company
Recorded : September 24, 1930
Book : W
Page : 470
Affects : See recorded document for location

Communications System Right of Way Easement, including the terms and provisions thereof:

Granted to : United Telephone Company of the Northwest
Recorded : October 22, 1999
As : 194
Affects : 426