AFN #2013001482 Recorded 07/11/2013 at 04:22 PM DocType: DEED Filed by: CHERYL A KEARNEY Page: 1 of 4 Auditor Timothy O. Todd Skamania County, WA

When Recorded, Return to:

COLUMBIA LAND TRUST

1351 Officers' Row Vancouver, WA 98661 ATTN: General Counsel

STATUTORY WARRANTY DEED

Grantee:

COLUMBIA LAND TRUST, a Washington nonprofit corporation

Columbia Lots 6 & 7 Section 25, Township 2, Range 6 East Government Lots 1 & 2 Section 36, Township 2, Range 6 East

Additional on:

EXHIBIT 1

Assessor's Property Tax Parcel / Account No. 02060000558000 and 02060000559000

Reference Nos.:

The Grantor, THE NATURE CONSERVANCY, a District of Columbia, nonprofit corporation, for and in consideration of good and valuable consideration, conveys and warrants to Grantee, COLUMBIA LAND TRUST, a Washington nonprofit copporation, the following real estate situated in the County of Skamania, State of Washington legally described on attached Exhibit 1, subject to the matters described on attached Exhibit 2, and

Excepting therefrom and reserving to Grantor a right of ingress and egress over and across the real estate described in Exhibit 1 for purposes of inspecting the property and monitoring compliance with the limitation preceding the possibility of reverter set forth below.

This conveyance is made to Grantee for so long as the conveyed property's natural, open space, ecological and aesthetic values are preserved, and no actions taken or permitted by the Grantee materially impair or interfere with those values; then to revert to Grantor. Activities conducted on the property for purposes of educating the public about the property's natural, open space, ecological, and aesthetic values are permissible under the limitation contained herein, provided such activities do not materially impair or interfere with those protected values.

REAL ESTATE EXCECTAN

30166

JUL 15,2013

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DATED: 7/9/3

THE NATURE CONSERVANCY,

A District of Columbia nonprofit corporation

Name: Mary Schroder Title: Director of Operations

STATE OF WASHINGTON)

COUNTY OF KING

I certify that I know or have satisfactory evidence that MARY SCHROEDER is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that 5/he was authorized to execute the instrument and acknowledged it as the WA. STATE DIR. OF OPS of THE NATURE CONSERVANCY, a District of Columbia nonprofit corporation, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: <u>Jucy</u>, 944, 2013

Notary Public

My appointment expires: My

MARLO J. MYTTY STATE OF WASHINGTON **NOTARY PUBLIC** MY COMMISSION EXPIRES 05-05-14

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Exhibit 1 Legal Description

All that certain real estate situated in Skamania County, Washington, more particularly described as follows:

Government Lots 6 and 7 of Section 25, Township 2 North, Range 6 East of the Willamette Meridian, Skamania County Washington, TOGETHER WITH all shore lands of the second class fronting and abutting upon said property.

ALSO Government Lots 1 and 2 of Section 36, Township 2 North, Range 6 East of the Willamette Meridian, Skamania County, Washington, TOGETHER WITH all shore lands of the second class fronting and abutting upon said property.

Skamania County Assessor

Date 7-11-13 Parcell 2-6-5580

Date 7-6-5590

Exhibit 1

Exhibit 2 Exceptions

- 1. Reservations and the terms and conditions thereof contained in Deed from the State of Washington, Auditor's File No: Book 0, Page 335 and Book 37, page 97
- 2. Reservations and other matters contained in deed and the terms and conditions thereof, recorded August 6, 1984, Auditor's File No: 98010, Book 83, page 790
- 3. Any restrictions on the use of the land resulting from the rights of the public or riparian owners to use any portion which is now, or has formerly been, covered by water.
- 4. Right of the State of Washington in and to that portion, if any, of the land herein described which lies below the line of ordinary high water of the Columbia River.
- 5. Any change in the boundary or legal description of the land described herein, due to the shift or change in the course of the Columbia River.

