

When recorded return to:

Mr. and Mrs. Dan J. Smith  
36703 SE Sunset View Road  
Washougal, WA 98671

Filed for Record at Request of  
Columbia Gorge Title  
Escrow Number: S13-0239JA

Statutory Warranty Deed

THE Van Pelt & Van Pelt Construction Inc., a Washington Corporation for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Dan J. Smith and Christina M. Smith, Husband and Wife the following described real estate, situated in the County of Skamania, State of Washington.

Lot 2, ILLIG SHORT PLAT

For Full Legal See Attached Exhibit "A"

SUBJECT TO SPECIAL EXCEPTIONS See Attached Exhibit 'B'

Tax Parcel Number(s): 03-75-36-3-0-0581-00 *jm*

Dated 7-26-13

Van Pelt & Van Pelt Construction Inc.

*[Signature]*  
By: Shawn Van Pelt, President

REAL ESTATE EXCISE TAX

30200

JUL 30 2013

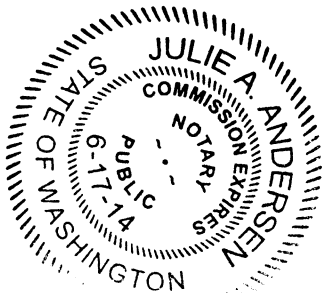
PAID \$1,076.00  
*[Signature]*  
SKAMANIA COUNTY TREASURER

STATE OF Washington }  
COUNTY OF Skamania } SS:

I certify that I know or have satisfactory evidence that Shawn Van Pelt is/are the person(s) who appeared before me, and said person(s) acknowledge that He signed this instrument, on oath stated He is/are authorized to execute the instrument and acknowledge that as the President of Van Pelt & Van Pelt Construction Inc. to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: July 26, 2013 *[Signature]*

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



## EXHIBIT A

A tract of land located in the Southwest Quarter of Section 36, Township 3 North, Range 7 1/2 East, of the Willamette Meridian, in Skamania County, Washington, more particularly described as follows

Lot 2 if the Illig Short Plat recorded in Auditors File Number 2005157709, of Skamania County Records and in the State of Washington.

Together with an undivided half interest in Lot 3 of the Illig Short Plat recorded in Auditors File Number 2005157709, of Skamania County Records and in the State of Washington.

Skamania County Assessor  
Date 7-30-13 Parcel# 3-75-36-3-0-581  
jm

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## **EXHIBIT 'B'**

### **SUBJECT TO SPECIAL EXCEPTIONS:**

Any adverse claim based on the assertion that any portion of the subject land has been removed from or brought within the subject land's boundaries by the process of accretion or reliction or any change in the location of Vallet Creek.

Any adverse claim based on the assertion that any portion of the subject land has been created by artificial means or has accreted to such portions so created.

Rights of the public, riparian owners and governmental bodies as to the use of the waters of Vallet Creek and the natural flow thereof on and across that portion of the subject land lying below the high water line of said waterway.

Conditions, Restrictions and Easements, including the terms and provisions thereof, as shown on the recorded plat of Illig Short Plat.  
See recorded plat for details

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