

When recorded return to:

Nick Sauvie  
4201 SE Ogden  
Portland, OR 97206

SKAMANIA COUNTY  
REAL ESTATE EXCISE TAX  
30981  
DEC - 4 2014

PAID 900.05  
by deputy  
SKAMANIA COUNTY TREASURER

Filed for Record at Request of  
Columbia Gorge Title  
Escrow Number: S14-0381JA

Statutory Warranty Deed

THE GRANTOR Philippe Sauvie for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to THE GRANTEE Nick Sauvie, A Married Man As His Separate Estate the following described real estate, situated in the County of Skamania, State of Washington

A undivided 16<sup>th</sup> Interest to the following;

The East Half of the Northeast Quarter, the Northeast Quarter of the Southeast Quarter, the East Half of the Northwest Quarter of the Northeast Quarter and the Southwest Quarter of the Northwest Quarter of the Northeast Quarter all in Section 35, Township 2 North, Range 5 East, W.M.

Subject to Special Exceptions see attached Exhibit A

Skamania County Assessor  
Date 12/4/14 Parcel# 2-5-35-100  
G.S.

Tax Parcel Number(s): 02-05-35-0-0-0100-00

Dated 12/3/2014  
[Signature]  
Philippe Sauvie

STATE OF Washington }  
COUNTY OF Skamania } SS:

I certify that I know or have satisfactory evidence that Philippe Sauvie  
is the person who appeared before me, and said person acknowledged that He  
signed this instrument and acknowledge it to be his free and voluntary act for the  
uses and purposes mentioned in this instrument.

Dated: December 3, 2014 [Signature]  
Julie A. Andersen  
Notary Public in and for the State of Washington  
Commission Expires: \_\_\_\_\_



## EXHIBIT A

### SUBJECT TO SPECIAL EXCEPTIONS:

1. Rights of the public in and to any portion of the herein described premises lying within the boundaries of streets, roads or highways.
2. 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 Canyon Creek.
3. 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.
4. Any adverse claim based on the assertion that any portion of the subject land is now or at any time has been below the ordinary high water line of Canyon Creek.
5. Rights of fishing, navigation, commerce, flood control, propagation of anadromous fish, and recreation, and other rights of the public, Indian tribes or governmental bodies in and to the waters of Canyon Creek.
6. Rights-or-way for railroad, switch tracks, spur tracks, railway facilities and other related easements, if any, on and across the land along the Northerly portion of the land:  
 Recorded : June 7, 1910  
 Book : M  
 Page : 309
7. Rights-or-way for railroad, switch tracks, spur tracks, railway facilities and other related easements, if any, on and across the land along the Northerly portion of the land:  
 Recorded : June 10, 1910  
 Book : M  
 Page : 332
8. Easement, including the terms and provisions thereof:  
 For : Right of Way  
 Granted to : Pacific Northwest Pipeline Corporation, a Delaware corporation  
 Recorded : February 6, 1956  
 Book : 41  
 Page : 137
9. Easement, including the terms and provisions thereof:  
 Granted to : Sirrah Corporation, a Washington Corporation  
 Recorded : May 11, 1992  
 Book : 128  
 Page : 590
10. Easement, including the terms and provisions thereof:  
 Recorded : May 18, 1992  
 Book : 128  
 Page : 729
11. Matters as disclosed by survey:  
 Recorded : October 25, 1993  
 Book : 3  
 Page : 127