

After recording, please return to:
Randi L. Jacobs
P.O.Box 1025
Washougal, WA 98671

REVOCABLE TRANSFER ON DEATH DEED
Under Chapter 64.80 RCW
Washington Uniform Real Property Transfer on Death Act

NOTICE TO TRANSFEROR:

- You may want to consult a lawyer before using this form.
- You should carefully read all information the end of this form.
- **This form must be recorded before your death, or it will not be effective.**

IDENTIFYING INFORMATION:

Transferor, being of competent mind and having the legal capacity to make this deed:

Randi L. Jacobs

Legal description of the property, situated in Skamania County, Washington:

See Exhibit A

Assessor's property tax parcel or account number: 01050800090100

Property address: 1622 Belle Center Road, Washougal, WA 98671

Source of title:

Skamania County Title Company, 41 Russell Ave, Stevenson, WA 98648

PRIMARY BENEFICIARY:

I designate the following grantee beneficiary if the beneficiary survives me.

Karla Rae Heyntsen, 38335 SE Highway 211, Sandy, OR 97055

Clarence G. Jacobs III, 416 N. Baldwin, Portland, OR 97217

CONTINGENT BENEFICIARY: (Optional)

If my primary grantee beneficiary does not survive me, I designate the following contingent beneficiary if that beneficiary survives me.

Karla Rae Heyntsen to Brian Heyntsen, Julia Stanton, Dayn Heyntsen, Bo Heyntsen

Clarence G. Jacobs III, to Karla Rae Heyntsen

TRANSFER ON DEATH:

- At my death, I transfer my interest in the described property to the grantee beneficiaries as designated above.
- Before my death, I have the right to revoke this deed.
- This deed revokes all prior beneficiary designations by this owner for this interest in real estate.

REAL ESTATE EXCISE TAX EXEMPTION:

The recording of this revocable transfer on death deed is not a "sale" as defined in RCW 82.45.010(1) and is therefore not subject to real estate excise tax. The transfer that will occur under this revocable transfer on death deed at the time of the owner's death is exempt from the Washington Real Estate Excise Tax by reason of RCW 82.45.010(3)(b) and WAC 458-61A-202(7).

SIGNATURE OF TRANSFEROR MAKING THIS DEED:

Randi L. Jacobs
 Transferor
1-6-15
 Date

 Transferor

 Date

Construe all terms with the appropriate gender and quantity required by the sense of this deed.

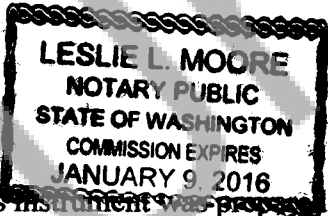
ACKNOWLEDGMENT:

STATE OF Washington)
COUNTY OF Skamania) ss:

I certify that I know or have satisfactory evidence that Randi L. Jacobs

is the person who appeared before me, and said person acknowledged that (he/she) signed this instrument and acknowledged it to be (his/her) free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: 1-6-15



This instrument was prepared by:
 Randi L. Jacobs

Leslie L. Moore
 Signature
 Notary Public in and for the State of Washington,
 residing at: Carson, WA
 My appointment expires: 1-9-2016

EXHIBIT 'A'

PARCEL I

A tract of land located in the Southwest Quarter of the Northeast Quarter of Section 8, Township 1 North, Range 5 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Beginning at the Northwest corner of the Southwest Quarter of the Northeast Quarter of the said Section 8: Thence East along the North line of said subdivision 575 feet; Thence South 230 feet; Thence West parallel to the North line of said subdivision 575 feet to intersection with the Quarter Section line; Thence North 230 feet to the Point of Beginning.

EXCEPT THAT PORTION CONVEYED TO SKAMANIA COUNTY BY DEED RECORDED UNDER BOOK 60, PAGE 350.

ALSO EXCEPT A PORTION OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 8, TOWNSHIP 1 NORTH, RANGE 5 EAST, IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON, DESCRIBED AS FOLLOWS:

Beginning at a $\frac{5}{8}$ " iron rod making the Quarter corner between Sections 5 and 8 as noted in a "Land Corner Record" filed in Book 161 of deeds, page 708, Skamania County Auditors Records; thence South $01^{\circ} 31' 00''$ West along the West line of the Northeast Quarter of Section 8, for a distance of 1298.00 feet to the Northwest corner of the Southwest Quarter of the Northeast Quarter of Section 8, said point being the Northwest corner of the Thompson Tract, as described in Deed book 63, page 614, Skamania County Auditors Records: Thence North $89^{\circ} 50' 42''$ East, along the North line of the Thompson Tract and along the North line of the Southwest Quarter of the Northeast Quarter, for a distance of 575.00 feet to the Northeast corner of the Thompson Tract: Thence South $01^{\circ} 31' 00''$ West, 230.00 feet to the Southeast corner of the Thompson Tract and the True Point of Beginning; Thence South $89^{\circ} 50' 42''$ West along the South line of the Thompson Tract, 320.00 feet to a $\frac{5}{8}$ " iron rod as set in a 1998 Hagedorn Incorporated Survey; Thence North $77^{\circ} 35' 13''$ East, 329.56 feet to a $\frac{5}{8}$ " iron rod (1998 Hagedorn, Inc. Survey) on the East line of the Thompson Tract; Thence South $01^{\circ} 31' 00''$ West, 70.00 feet to the True Point of Beginning.

PARCEL II

A portion of the Southwest Quarter of the Northeast Quarter of Section 8, Township 1 North, Range 5 East, in the County of Skamania, State of Washington, described as follows:

Beginning at a $\frac{5}{8}$ " iron rod marking the Quarter corner between Sections 5 and 8 as noted in a land corner record filed in book 161, of deeds, page 708, Skamania County Auditors Records; Thence South $01^{\circ} 31' 00''$ West, along the West line of the Northeast Quarter of Section 8, for a distance of 1298.00 feet to the Northwest Corner of the Southwest Quarter of the Northeast Quarter of Section 8, said point being the Northwest corner of

the Thompson Tract as described in Deed book 63, page 614, Skamania County Auditors Records; Thence North $89^{\circ} 50' 42''$ East, along the North line of the Thompson Tract and along the North line of the Southwest Quarter of the Northeast Quarter, for a distance of 575.00 feet to the Northeast corner of the Thompson Tract; Thence South $01^{\circ} 31' 00''$ West, 230.00 feet to the Southeast corner of the Thompson tract; Thence South $89^{\circ} 50' 42''$ West, along the South line of the Thompson Tract, 320.00 feet to a $\frac{5}{8}$ " iron rod as set in a 1998 Hagedorn, Incorporated Survey and the True Point of Beginning of the tract to be described; Thence South $65^{\circ} 10' 00''$ West, 144.53 feet to a $\frac{5}{8}$ " iron rod (1998 Hagedorn, Inc. Survey); thence South $21^{\circ} 00' 00''$ East, 120.00 feet to a $\frac{5}{8}$ " iron rod (1998 Hagedorn, Inc. Survey); Thence South $47^{\circ} 00' 00''$ West, 15.00 feet to a $\frac{5}{8}$ " iron rod on the Northeasterly right of way line of the Belle Center County Road as conveyed to Skamania County as described in book 60 of Deeds, page 350; Thence following said Northeasterly right of way line, along the arc of a 925 foot radius curve to the right, (the radial bearing of which is North $51^{\circ} 40' 07''$ East), through a central angle of $06^{\circ} 02' 32''$, for an arc distance of 97.55 feet to a point opposite Engineer's Station 83+50 and 30 feet right thereof; Thence North $57^{\circ} 42' 39''$ East, 5.00 feet to a point 35 feet right of Engineer's Station 83+50; Thence along the arc of a 920 foot radius curve to the right through a central angle of $05^{\circ} 59' 58''$, for an arc distance of 96.34 feet to a point opposite Engineer's Station 84+50 and 35 feet right thereof; Thence South $63^{\circ} 42' 37''$ West, 5.00 feet to a point 30 feet right of Engineer's Station 84+50; thence along the arc of a 925 foot radius curve to the right through a central angle of $01^{\circ} 06' 22''$, for an arc distance of 17.86 feet to a point opposite Engineer's Station PT 84+80.71 and 30 feet right thereof; Thence North $26^{\circ} 17' 23''$ West, 8.93 feet to the South line of the Thompson Tract; Thence leaving said Northeasterly right of way line, North $89^{\circ} 50' 42''$ East, 211.65 feet to the True Point of Beginning.

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