

**When recorded return to:**  
Underwood Properties L.L.C., a Washington  
limited liability company  
c/o Investco, 1302 Puyallup Street  
Sumner, WA 98390

Filed for record at the request of:

 **CHICAGO TITLE**  
COMPANY OF WASHINGTON  
701 5th Avenue, Suite 2300  
Seattle, WA 98104

Escrow No.: 0054776-OC

**STATUTORY WARRANTY DEED**

*C 2094*  
THE GRANTOR(S) Vincent A. Jussila, a single man  
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration  
in hand paid, conveys, and warrants to Underwood Properties L.L.C., a Washington limited liability  
company

the following described real estate, situated in the County of Skamania, State of Washington:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF  
Abbreviated Legal: (Required if full legal not inserted above.)

20, 3N, 10EWM

Tax Parcel Number(s): 03 10 20 0 0 0701 00, *[Signature]*

Subject to:

Exceptions Set forth on attached exhibit and by this reference made a part hereof as if fully  
incorporated herein.

SKAMANIA COUNTY  
REAL ESTATE EXCISE TAX  
*31658*  
JAN 28 2016

PAID, \$ *3,165.00*  
*[Signature]*  
SKAMANIA COUNTY TREASURER

STATUTORY WARRANTY DEED  
(continued)

Dated: January 25, 2016

Vincent A. Jussila  
Vincent A. Jussila

State of WASHINGTON  
County of Klickitat

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

Dated: 1/27/2016

Heidi A Bond  
Name: Heidi A Bond  
Notary Public in and for the State of WA  
Residing at: Klickitat County,  
My appointment expires: 10-25-17



**EXHIBIT "A"**  
Legal Description

THE EAST HALF OF THE WEST HALF OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 3 NORTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON.

AND ALL THAT PORTION OF THE EAST HALF OF THE WEST HALF OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 20, TOWNSHIP 3 NORTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY WASHINGTON LYING SOUTHERLY OF THE CENTERLINE OF THE COUNTY ROAD KNOWN AND DESIGNATED AS THE COLLINS-KNAPP ROAD.

EXCEPT THAT PORTION CONVEYED BY DEED TO VINCENT A. JUSSILA UNDER AUDITOR'S FILE NO. 114248, BOOK 150, PAGE 54, RECORDS OF SKAMANIA COUNTY, WASHINGTON.

TOGETHER WITH AN EASEMENT FOR ACCESS AND UTILITIES AS GRANTED AND DESCRIBED UNDER BOOK 104, PAGE 418, RECORDS OF SKAMANIA COUNTY, WASHINGTON.

Skamania County Assessor  
Date 1-28-16 Parcel# 2-10-26-701  
*[Signature]*

## EXCEPTIONS

TERMS, COVENANTS AND CONDITIONS CONTAINED IN APPLICATION FOR CURRENT USE CLASSIFICATION, ENTERED IN TO PURSUANT TO RCW 84.34 (INCLUDING POTENTIAL LIABILITY FOR FUTURE APPLICABLE TAXES, ANY SPECIAL BENEFIT ASSESSMENTS LEVIED BY LOCAL GOVERNMENTS, PENALTIES AND INTEREST UPON BREACH OF, OR WITHDRAWAL FROM, SAID CLASSIFICATION); NOTICE OF APPROVAL RECORDED:  
RECORDING NO.: 2007164900  
CLASSIFICATION: TIMBERLAND

RESERVATIONS AND OTHER MATTERS AND THE TERMS AND CONDITIONS THEREOF:  
RECORDED: December 28, 1972  
AUDITOR'S FILE NO.: BOOK 64, PAGE 841  
RESERVING: SELLER RESERVES THE RIGHT TO MOVE EXISTING FENCE FROM ABOVE LEGALLY DESCRIBED PROPERTY TO MAKE A BOUNDARY FENCE BETWEEN SUBJECT PROPERTY AND PROPERTY SELLER IS KEEPING.

EASEMENTS AND RIGHTS OF WAY FOR THE COUNTY ROAD KNOWN AND DESIGNATED AS THE COLLINS-KNAPP ROAD, SAID ROAD ALSO BEING DESIGNATED OF RECORD AS THE KILLOCK-KNAPP ROAD (COUNTY ROAD NO. 3130). AND THE TERMS AND CONDITIONS THEREOF, RECORDED UNDER AUDITOR'S FILE NO. BOOK 68, PAGE 140.

EASEMENT AND THE TERMS AND CONDITIONS THEREOF:  
GRANTEE: DOUGLAS E. HOLBROOK AND AMY L. HOLBROOK HUSBAND AND WIFE  
PURPOSE: GRANT OF EASEMENT OF RIGHT OF WAY  
AUDITOR'S FILE NO.: BOOK 104, PAGE 418, 102779  
AREA AFFECTED: SAID PREMISES

MATTERS SET FORTH BY SURVEY:  
BOOK/PAGE OF 3 / 258

MATTERS SET FORTH BY SURVEY:  
BOOK/PAGE OF 3 / 284

EASEMENT AND THE TERMS AND CONDITIONS THEREOF:  
GRANTEE: PUBLIC UTILITY DISTRICT NO. 1 OF SKAMANIA COUNTY, WASHINGTON, A MUNICIPAL CORPORATION OF THE STATE OF WASHINGTON  
PURPOSE: RIGHT OF WAY  
AUDITOR'S FILE NO.: 2015000390  
AREA AFFECTED: SAID PREMISES