

When recorded return to:

KYLE C. DICKERSON and KATIE L. DICKERSON SKAMANIA COUNTY
812 NE HUGHES ROAD REAL ESTATE EXCISE TAX
WASHOUGAL, WA 98671

31687
FEB 17 2016

PAID 1841.00
by deputy
SKAMANIA COUNTY TREASURER

STATUTORY WARRANTY DEED

CL2032 TB

THE GRANTOR, **DAVID ERNEST GATES JR. and MICHELLE RENEE GATES, HUSBAND AND WIFE**

for and in consideration of **Ten Dollars and other valuable consideration**

in hand pays, conveys, and warrants to

KYLE C. DICKERSON and KATIE L. DICKERSON, HUSBAND AND WIFE

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

SEE ATTACHED EXHIBIT "A"

Abbreviated Legal: **Lot 4, of MALONEY SHORT PLAT**
Tax Parcel Numbers(s): **02 05 31 2 0 1200 00,**

Skamania County Assessor
Date 2/17/16 Parcel# 2-5-51-2-1200
G.S.

SUBJECT TO covenants, conditions, restrictions, reservations, easements and agreements of record, if any.

Dated: 2/10/2016


DAVID ERNEST GATES JR.


MICHELLE RENEE GATES

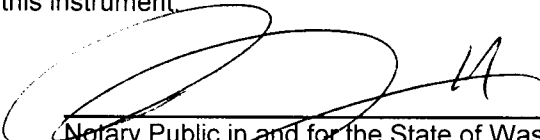
STATE OF WASHINGTON

COUNTY OF CLARK

} ss.

I certify that I know or have satisfactory evidence that **DAVID ERNEST GATES JR. and MICHELLE RENEE GATES** are the person who appeared before me, and said person acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: FEBRUARY 10th, 2016


Notary Public in and for the State of Washington
Residing at VANCOUVER
My appointment expires: 6/9/2016

T. L. BARRETT
NOTARY PUBLIC
STATE OF WASHINGTON
COMMISSION EXPIRES
JUNE 9, 2016

EXHIBIT "A"

LOT 4 OF THE MALONEY SHORT PLAT AS RECORDED UNDER AUDITOR'S FILE NO. 2006160363, RECORDS OF SKAMANIA COUNTY AUDITOR.

ALSO THAT PORTION OF LOT 3 OF THE MALONEY SHORT PLAT DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 3; THENCE NORTH 89°43'50" EAST, ALONG THE NORTH LINE OF SAID LOT 3 FOR A DISTANCE OF 130.00 FEET; THENCE SOUTH 01°57'06" WEST, PARALLEL WITH THE EAST LINE OF SAID LOT 3 FOR A DISTANCE OF 327.10 FEET TO THE SOUTH LINE OF SAID LOT 3; THENCE SOUTH 89°30'26" WEST, ALONG SAID SOUTH LINE, 28.77 FEET TO THE SOUTH RIGHT OF WAY LINE OF THE WASHOUGAL RIVER ROAD; THENCE NORTH 59°58'28" WEST, ALONG SAID SOUTH LINE AND SAID SOUTH LINE RIGHT OF WAY LINE, 85.52 FEET; THENCE CONTINUING ALONG SAID SOUTH LINE AND SAID SOUTH RIGHT OF WAY LINE, NORTH 30°01'32" EAST, 5.00 FEET; THENCE NORTH 65°54'47" WEST, 31.00 FEET TO THE WEST LINE OF SAID LOT 3; THENCE LEAVING SAID SOUTH LINE AND SAID SOUTH RIGHT OF WAY LINE, NORTH 02°05'39" EAST, ALONG SAID WEST LINE, 266.95 FEET TO THE POINT OF BEGINNING.

1. Db
x [Signature]

Skamania County Assessor
Date 2/17/16
2-5-31-2-1200
C.S.

Unofficial Copy