

When recorded return to:

Wendy Arends  
42506 NE 111th Ave.  
La Center, WA 98629

SKAMANIA COUNTY  
REAL ESTATE EXCISE TAX

31945  
JUL - 6 2016

PAID EXEMPT  
Wendy Arends  
SKAMANIA COUNTY TREASURER

QUIT CLAIM DEED

THE GRANTOR(S) Tad D. Arends

for and in consideration of ~~\$21,000.00~~ WA  
n/a

in hand paid, conveys and quit claims to Wendy Arends

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

together with all after acquired title of the grantor(s) herein:

Lot 14 Swift Creek Estates

BK B1PG 727,744.

Subject to the exceptions, rights,  
covenants, restrictions, reservations,  
easements and encumbrance of attached  
exhibit A.

Skamania County Assessor  
Date 7-6-16 Parcel# 7-6-35-22-114  
am

Abbreviated Legal: (Required if full legal not inserted above.)

Tax Parcel Number(s): 07063522011400

Dated:

11/8/2016 *TS*

2/23/16  
*Tad TS*

STATE OF Washington

COUNTY OF <sup>SS.</sup> Skamania Clark KSB

I certify that I know or have satisfactory evidence that

*Tad Arends* (s/are) the person(s) who appeared  
before me, and said person(s) acknowledged that HE signed this instrument and acknowledged it to be  
free and voluntary act for the uses and purposes mentioned in this instrument..

Dated:

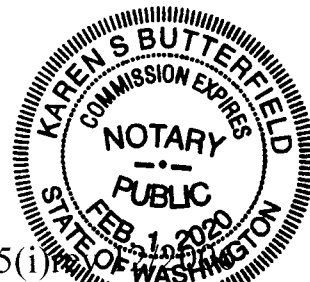
2-23-16 *K. S. Butterfield*

Notary name printed or typed: *Karen S Butterfield*

Notary Public in and for the State of WA

Residing at *Clark Co.*

My appointment expires: 2-1-2020



LPB 12-05(i)

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BOOK 133 PAGE 575

EXHIBIT A

The warranty deed is subject to the following exceptions:

1. Improvements, if any, located on the real property herein described, and any security interests related thereto including but not limited to Uniform Commercial Code Filings, Mortgages and Deeds of Trust and any Bills of Sale, or Quit Claim Deeds relating to the improvements.
2. Rights of others thereto entitled in and to the continued uninterrupted flow of the unnamed creek, and rights of upper and lower riparian owners in and to the use of the waters and the natural flow thereof.
3. Rights, if any, of the property owners, abutting the unnamed creek in and to the waters of the unnamed creek and in and to the bed thereof, also boating and fishing rights of property owners abutting the unnamed creek or the stream of water leading thereto or therefrom.
4. Any adverse claims based upon the assertion that the unnamed creek has moved.
5. Easement for Public Road including the terms and provisions thereof recorded February 3, 1934 in Book "X", Page 445, Skamania County Deed Records.
6. Easement for utilities including the terms and provisions thereof December 14, 1959 in Book 46, Page 462, Skamania County Deed Records.
7. Reservations and easements and terms and conditions therein contained, and the reservation of mineral rights to Burlington Northern Railroad including the terms and conditions thereof recorded September 17, 1985 in Book 85, Page 66, Skamania County Deed Records. Mineral rights were assigned by mesnes assignment the last of which was to the United States of America recorded in Book 125, Page 335, Skamania County Deed Records.
8. Easement for roads including the terms and provisions thereof recorded February 26, 1973 in Book 64, Page 972, Skamania County Deed Records.
9. Easement for telephone and telephone lines and provisions thereof accorded in Book R, page 138, Skamania County Deed Records.
10. Conditions, covenants and restrictions of Swift Creek Estates recorded February 2, 1993 in Book 133, Page 215 to 230 Skamania County Deed Records.

Skamania County Assessor

Date 7-6-16 Parcel# 7-6-35-2-2-114  
YM