

AFTER RECORDING MAIL TO:
Dubliner, LLC

7725 SW Canyon Lane

Portland, OR 97225

TAX DEED

THIS INDENTURE, made the 23rd day of January, 2017, between Vickie Clelland, as Treasurer of Skamania County, State of Washington, party of the first part and Dubliner, LLC party of the second part:

WITNESSETH, that whereas at a public sale of real property of tax parcel 03-07-36-1-4-2600-00, A Portion of the NE Qtr of the SE Qtr of Sec. 36, T3N, R7E, (see page 2 for full legal description) held on the 23rd day of January, 2017, pursuant to a real property tax judgment entered in the Superior Court in the County of Skamania, on the 15th day of December, 2016, in proceedings to foreclose tax liens upon real property and an order of sale duly issued by said Court, Dubliner, LLC duly purchased in compliance with the laws

SKAMANIA COUNTY
REAL ESTATE EXCISE TAX

32403
FEB - 8 2017

PAID Exempt
Shirley Palmer Deputy
SKAMANIA COUNTY TREASURER

of the State of Washington, the following described real property, to wit:

COMMENCING AT A POINT WHICH IS 20.2 FEET WEST OF THE SOUTHEAST CORNER OF A STRIP OF LAND 150 FEET IN WIDTH CUT OFF THE NORTH SIDE OF SAID LOT 1 OF STEVENSON PARK ADDITION; THENCE SOUTH $42^{\circ} 09'$ EAST TO THE INTERSECTION WITH THE WEST SIDE OF STRAWBERRY ROAD; THENCE SOUTH $00^{\circ} 36'$ EAST 84.7 FEET ALONG THE WEST SIDE OF STRAWBERRY ROAD; THENCE WEST 185 FEET; THENCE NORTH 150 FEET TO THE SOUTH LINE OF SAID 150 FEET STRIP; THENCE EAST ALONG THE SOUTH LINE OF SAID 150 FEET STRIP TO THE PLACE OF BEGINNING.

EXCEPTING THEREFROM THAT PORTION OF SAID ABOVE DESCRIBED LAND BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

COMMENCING AT THE SOUTHEAST CORNER OF THE ABOVE DESCRIBED TRACT OF LAND; THENCE WEST ALONG THE SOUTH LINE OF SAID TRACT OF LAND A DISTANCE OF 129 FEET TO A POINT; THENCE NORTH PARALLEL TO THE WEST LINE OF SAID ABOVE DESCRIBED TRACT OF LAND A DISTANCE OF 90 FEET TO A POINT; THENCE EAST PARALLEL TO THE NORTH LINE OF THE FIRST ABOVE DESCRIBED TRACT OF LAND TO THE EAST LINE OF SAID TRACT OF LAND; THENCE IN A SOUTHERLY DIRECTION ALONG THE EAST LINE OF SAID FIRST ABOVE DESCRIBED TRACT OF LAND TO THE POINT OF BEGINNING.

ALSO INCLUDING THAT PORTION BEGINNING AT A POINT WHICH IS 20.2 FEET WEST OF THE SOUTHEAST CORNER OF A STRIP OF LAND 150 FEET IN WIDTH CUT OFF THE NORTH SIDE OF LOT 1 OF STEVENSON PARK ADDITION ACCORDING TO THE OFFICIAL PLAT THEREOF; THENCE SOUTH $42^{\circ} 09'$ EAST TO THE INTERSECTION WITH THE WEST LINE OF STRAWBERRY ROAD; THENCE SOUTH $00^{\circ} 36'$ EAST 84.7 FEET ALONG THE WEST LINE OF STRAWBERRY ROAD; THENCE WEST 114 FEET; THENCE NORTH 80 FEET TO THE INITIAL POINT OF THE TRACT OF LAND HEREBY DESCRIBED; THENCE NORTH 10 FEET; THENCE EAST 114 FEET; THENCE SOUTH 10 FEET; THENCE WEST 114 FEET TO THE INITIAL POINT OF THE TRACT HEREBY DESCRIBED.

ALSO EXCEPT THAT PORTION THEREOF WHICH LIES WITHIN THE RIGHT OF WAY FOR THE PUBLIC ROAD KNOWN AND DESIGNATED AS FRANK JOHNS ROAD.


ALSO EXCEPTING THAT PORTION DESCRIBED AS FOLLOWS;

COMMENCING AT A POINT WHICH IS 20.2 FEET WEST OF THE SOUTHEAST CORNER OF A STRIP OF LAND 150 FEET IN WIDTH CUT OFF THE NORTH SIDE OF SAID LOT 1 OF STEVENSON PARK ADDITION; THENCE SOUTH 42° 09' EAST TO THE INTERSECTION WITH THE WEST SIDE OF STRAWBERRY ROAD; THENCE SOUTH 00°36' EAST 84.7 FEET ALONG THE WEST SIDE OF STRAWBERRY ROAD; THENCE WEST 185 FEET TO A POINT WHICH IS THE TRUE POINT OF BEGINNING OF THE TRACT HEREIN DESCRIBED; THENCE NORTH 90 FEET TO A POINT; THENCE EAST 56 FEET TO A POINT; THENCE SOUTH 90 FEET TO A POINT; THENCE WEST 56 FEET TO THE TRUE POINT OF BEGINNING.


AND that said Dubliner, LLC has complied with the laws of the State of Washington necessary to entitle him/her to a deed for said real property.

NOW, THEREFORE, know ye, that I, Vickie Clelland, County Treasurer of said County of Skamania, State of Washington, in consideration of the premises and by virtue of the statutes of the State of Washington, in such cases provided, do hereby grant and convey unto Dubliner, LLC, forever, the said real property hereinbefore described.

Given under my hand and seal of office this 23rd day of January, 2017.



Vickie Clelland
Treasurer of Skamania County
State of Washington

Skamania County Assessor
Date 2-8-17 Parcel# 3-7-36-1-4-2600


ACKNOWLEDGMENT -

Individual

STATE OF Washington }

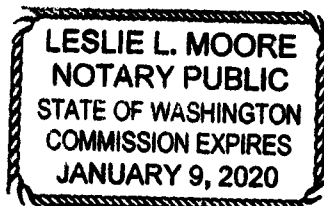
} ss.

County of SKamanta }

On this day personally appeared before me Vickie Clelland
to me known to be the individual(s) described in and who executed the within and foregoing
instrument, and acknowledged that she signed the same as
her free and voluntary act and deed, for the uses and purposes therein
mentioned.

GIVEN under my hand and official seal this 8th day of

February, 20 17



Leslie L Moore

Notary Public in and for the State of Washington

residing at Carson

My appointment expires 1-9-2020