

WHEN RECORDED RETURN TO:

VINCE KINGSTON
4332 NE 30TH Ave
Portland, WA 97211

Escrow Number: 72075
Filed for Record at Request of: WFG National Title Company of Clark County WA, LLC

QUIT CLAIM DEED

CL7465
THE GRANTOR(S), EMMA KINGSTON, spouse of VINCE KINGSTON for and in consideration of to separate community property WAC 458-61A-203(1) in hand paid, bargains, conveys and quit claims to VINCE KINGSTON, a married man as his sole and separate property 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:

LEGAL DESCRIPTION ON EXHIBIT " A " ATTACHED HERETO AND MADE A PART HEREOF.

Abbreviated Legal: (Required if full legal not inserted above.) LOT 3 AMENDED D & B GORGAS SP BK 3/PG 291

Tax Parcel Number(s): 04752540040200

Dated: 6/30/17 Skamania County Assessor
Date 6-1-17 Parcel# 04-75-25-4-0-0402-00
ym

EMMA KINGSTON
EMMA KINGSTON

SKAMANIA COUNTY
REAL ESTATE EXCISE TAX
326.00
JUN -1 2017

State of Oregon
County of Multnomah

PAID EXEMPT
Christina Marie Ramos Deputy
SKAMANIA COUNTY TREASURER

I certify that I know or have satisfactory evidence that EMMA KINGSTON is/are the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: May 30, 2017

Christina Marie Ramos
Notary name printed or typed: Christina Marie Ramos
Notary Public in and for the State of OR
Residing at Madras, Oregon
My appointment expires: 2/17/20



Commitment No. CL7465

EXHIBIT "A"**PARCEL I**

LOT 3 OF THE AMENDED DAVID AND BERNADINE GORGAS SHORT PLAT, RECORDED IN BOOK 3 OF SHORT PLATS, PAGE 291, SKAMANIA COUNTY RECORDS.

EXCEPT THAT PORTION CONVEYED TO PHILIP W. BIESANZ, ET UX BY, INSTRUMENT, RECORDED IN BOOK 164, PAGE 620.

ALSO EXCEPT COMMENCING AT THE SOUTHEAST CORNER OF LOT 3 OF THE AMENDED DAVID AND BERNADINE GORGAS SHORT PLAT WHICH IS RECORDED IN BOOK 3 OF SKAMANIA COUNTY SHORT PLATS AT PAGE 291; THENCE ALONG THE EAST LINE OF SAID LOT 3, NORTH 1°11'10" EAST, A DISTANCE OF 456.46 FEET TO A 1/2 INCH DIAMETER REBAR CAPPED WITH A YELLOW PLASTIC SURVEY CAP MARKED "BELL DESIGN 11873" AND THE TRUE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID EAST LINE, NORTH 1°11'10" EAST, A DISTANCE OF 62.72 FEET TO A 1/2 INCH DIAMETER REBAR CAPPED WITH YELLOW PLASTIC SURVEY CAP MARKED "BELL DESIGN 11873" WHICH IS THE NORTHEAST CORNER OF SAID LOT 3 AND BEARS SOUTH 1°11'11" WEST, A DISTANCE OF 805.42 FEET, MORE OR LESS, FROM THE NORTHEAST CORNER OF LOT 1 OF SAID SHORT PLAT; THENCE ALONG THE NORTHWESTERLY LINE OF SAID LOT 3, SOUTH 55°11'34" WEST, A DISTANCE OF 37.80 FEET TO A 1/2 INCH DIAMETER REBAR CAPPED WITH A YELLOW PLASTIC SURVEY CAP MARKED "BELL DESIGN 11873"; THENCE SOUTH 35°51'51" EAST, A DISTANCE OF 50.75 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL II

A TRACT OF LAND IN THE SOUTHEAST QUARTER OF SECTION 25, TOWNSHIP 4 NORTH, RANGE 7 1/2 EAST OF THE WILLAMETTE MERIDIAN IN THE COUNTY OF SKAMANIA AND STATE OF WASHINGTON, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT 3 OF THE DAVID AND BERNADINE GORGAS SHORT PLAT, RECORDED IN BOOK 3 OF SHORT PLATS, PAGE 258; THENCE SOUTHERLY ALONG SAID WEST LINE 158 FEET; THENCE WEST 60.5 FEET, MORE OF LESS, TO THE EASTERLY LINE OF CEDAR CREEK ROAD; THENCE NORTHEASTERLY ALONG SAID ROAD TO THE POINT OF BEGINNING.

PARCEL III

A TRACT OF LAND IN THE SOUTHEAST QUARTER OF SECTION 25, TOWNSHIP 4 NORTH, RANGE 7 1/2 EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF LOT 3 OF THE AMENDED DAVID AND BERNADINE GORGAS SHORT PLAT WHICH IS RECORDED IN BOOK 3 OF SKAMANIA COUNTY SHORT PLATS AT PAGE 291;
THENCE ALONG THE EAST LINE OF SAID LOT 3, NORTH 1°11'10" EAST, A DISTANCE OF 380.12 FEET TO A 5/8 INCH DIAMETER REBAR CAPPED WITH A YELLOW PLASTIC SURVEY CAP MARKED "BELL DESIGN 11873" AND THE TRUE POINT OF BEGINNING;
THENCE CONTINUING ALONG SAID EAST LINE OF LOT 3, NORTH 1°11'10" EAST, A DISTANCE OF 76.34 FEET TO A 5/8 INCH DIAMETER REBAR, CAPPED WITH A YELLOW PLASTIC SURVEY CAP MARKED "BELL DESIGN 11873";
THENCE SOUTH 50°13'53" EAST, A DISTANCE OF 20.58 FEET TO A 1/4 INCH DIAMETER REBAR;
THENCE SOUTH 37°57'50" EAST, A DISTANCE OF 8.55 FEET TO A 1/4 INCH DIAMETER REBAR;
THENCE SOUTH 7°46'42" EAST, A DISTANCE OF 6.15 FEET TO A 1/4 INCH DIAMETER SPIKE NAIL;
THENCE SOUTH 3°54'11" EAST, A DISTANCE OF 18.31 FEET TO A 1/4 INCH DIAMETER REBAR;
THENCE SOUTH 2°31'02" WEST, A DISTANCE OF 8.92 FEET TO A 1/4 INCH DIAMETER REBAR;

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THENCE SOUTH 21°35'24" WEST, A DISTANCE OF 8.12 FEET TO A 1/4 INCH DIAMETER REBAR;
THENCE SOUTH 53°53'08" WEST, A DISTANCE OF 26.44 FEET TO THE TRUE POINT OF
BEGINNING.

Unofficial
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