

**WHEN RECORDED RETURN TO:**

Toole Carter Tissot & Coats, LLP

112 W. 4th Street

The Dalles, OR 97058

**DOCUMENT TITLE(S)**

Statutory Warranty Deed

SKAMANIA COUNTY  
REAL ESTATE EXCISE TAX

**REFERENCE NUMBER(S)** of Documents assigned or released:

PAID

SKAMANIA COUNTY TREASURER

☐ Additional numbers on page \_\_\_\_\_ of document.

**GRANTOR(S):**

Kock Properties, LLC, a Washington limited liability company

☐ Additional names on page \_\_\_\_\_ of document.

**GRANTEE(S):**

Tobias J. Kock and Michelle D. Kock

☐ Additional names on page \_\_\_\_\_ of document.

**LEGAL DESCRIPTION** (Abbreviated: i.e. Lot, Block, Plat or Section, Township, Range, Quarter):

AC: 10.6400; AC IS GIS EST. Only -5.85AC Per BPA P/L & -.22AC For Rd/RW

☐ Complete legal on page \_\_\_\_\_ of document.

**TAX PARCEL NUMBER(S):**

03091430120200 G.S.

☐ Additional parcel numbers on page \_\_\_\_\_ of document.

The Auditor/Recorder will rely on the information provided on this form. The staff will not read the document to verify the accuracy or completeness of the indexing information.

# STATUTORY WARRANTY DEED

Until a change is requested,  
all tax statements should be sent to:

After recording, return to:

Tobias J. Kock  
Michelle D. Kock  
1801 Oklahoma Rd.  
Cook, WA 98605

Toole Carter Tissot & Coats LLP  
112 West 4<sup>th</sup> Street  
The Dalles, OR 97058

THE GRANTOR, Kock Properties, LLC, a Washington limited liability company, for and in consideration of \$0.00 (this transfer is a gift), conveys and warrants to Tobias J. Kock and Michelle D. Kock, husband and wife, as their community property, the following described real estate situated in the County of Skamania, State of Washington:

Lot 9, OREGON LUMBER COMPANY according to the recorded plat thereof recorded in Book A of Plats, Page 29, in the County of Skamania, State of Washington.

EXCEPT the South 10 rods as described in Deeds recorded in Book 63, Page 27 and Book 84, Page 601.

ALSO EXCEPT that portion acquired by the United States of America for Bonneville Transmission, recorded in Volume 27, Page 607. Planning Department - Exemption over 20 acres approved by B.A. & 5/15/17

Grantor covenants that Grantor is seized of an indefeasible estate in the real property described above in fee simple, that Grantor has good right to convey the property, that the property is free from encumbrances except those of record, and that Grantor warrants and will defend the title to the property against all persons who may lawfully claim the same by, through, or under Grantor, provided that the foregoing covenants are limited to the extent of coverage available to Grantor under any applicable standard or extended policies of title insurance, it being the intention of the Grantor to preserve any existing title insurance coverage.

Dated this 1 day of May, 2017.

Skamania County Assessor:  
Date 5/15/17 Parcel# 3-9-14-3-1202  
6-5.

KOCK PROPERTIES, LLC, a Washington  
limited liability company

By: Gregory J. Kock  
GREGORY J. KOCK, Member

By: Deborah G. Kock  
DEBORAH G. KOCK, Member

STATE OF OREGON           )  
   ) ss.  
 County of Wasco           )

I certify that I know or have satisfactory evidence that Gregory F. Kock is the person who appeared before me, and said person acknowledge that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as a member of KOCK PROPERTIES, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: May 1, 2017

Kellie R Taphouse  
 (Print Name) KELLIE R TAPHOUSE  
 NOTARY PUBLIC for the State of Oregon  
 Residing at The Dalles, OR  
 My Commission Expires: 10-12-2018



STATE OF OREGON           )  
   ) ss.  
 County of Wasco           )

I certify that I know or have satisfactory evidence that Deborah G. Kock is the person who appeared before me, and said person acknowledge that she signed this instrument, on oath stated that she was authorized to execute the instrument and acknowledged it as a member of KOCK PROPERTIES, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: May 1, 2017

Kellie R Taphouse  
 (Print Name) KELLIE R TAPHOUSE  
 NOTARY PUBLIC for the State of Oregon  
 Residing at The Dalles, OR  
 My Commission Expires: 10-12-2018

