

When recorded return to:
Matthew B Rutter

391 Marble Road
Washougal, WA 98671

Filed for record at the request of:



500 E. Broadway, #425
Vancouver, WA 98660

Escrow No.: 612840801

STATUTORY WARRANTY DEED

THE GRANTOR(S) Lisa lone Andreassen and Vikki Lee Barthlow as the only heirs at law and devisees of Lee D. Miller, deceased

for and in consideration of Ten And No/100 Dollars (\$10.00) and other valuable consideration in hand paid, conveys, and warrants to Matthew B. Rutter , a single man

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

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

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

Ptn. Sec 19, T1N, R5E. W.M.

Tax Parcel Number(s): 01051900030100 *ym 6/21/17*

Dated: June 15, 2017

Lisa lone Andreassen and Vikki Lee Barthlow as the only heirs at law and devisees of Lee D. Miller, deceased

BY: *Lisa lone Andreassen*
Lisa lone Andreassen
Heir

BY: *Vikki Lee Barthlow*
Vikki Lee Barthlow
Heir

SKAMANIA COUNTY
REAL ESTATE EXCISE TAX
32639
JUN 21 2017

PAID *\$ 4,717.40*
Gudrey M. Masi Deputy
SKAMANIA COUNTY TREASURER

State of WASHINGTON
County of Clark

I certify that I know or have satisfactory evidence that Lisa lone Andreassen and Vikki Lee Barthlow are the persons who appeared before me, and said persons acknowledged that they signed this instrument, on oath stated that they were authorized to execute the instrument and acknowledged it as Heir and Heir, respectively, of Lisa lone Andreassen and Vikki Lee Barthlow as the only heirs at law and devisees of Lee D. Miller, deceased to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: *8-19-2017*
Maureen E. Mastrud

Maureen E. Mastrud
Notary Public in and for the State of Washington
Residing at: Vancouver, WA
My appointment expires: June 9, 2020



ORDER NO. S16-0573KM

EXHIBIT "A"

That portion of the North Half of the Northeast Quarter of Section 19, Township 1 North, Range 5 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Beginning at a point on the North line of said Section 19, 1671.78 feet West of the Northeast corner of said Section 19; thence South 27 feet; thence South $01^{\circ} 44'$ East 50.66 feet; thence South $43^{\circ} 24'$ West 41.39 feet; thence South $21^{\circ} 20'$ West 124.85 feet; thence South $39^{\circ} 25' 30''$ East 25 feet, more or less to a point on a line parallel to and 238.7 feet South of the North line of said Section 19; thence East along said line parallel to the North line of Section 19, 515 feet; thence North parallel to the East line of said Section 19, 238.7 feet, more or less, to the North line of Section 19; thence West along the North line of said Section 19; thence West along the North line of said Section 19, 450 feet, more or less, to the Point of Beginning.

EXCEPT County Roads.

TOGETHER with a Manufactured Home 1982 Fleetwood Brookfield #WAFL2AB42644049

Skamania County Assessor
Date 6-21-17 Parcel# 01051900030100
ZM

EXHIBIT "B"

Taxes and assessments as they are due.

Rights of the public in and to any portion of the herein described premises lying within the boundaries of streets, roads or highways.

Easement, including the terms and provisions thereof:

Granted to : Public Utility District No. 1 for Skamania County
Recorded : December 11, 1970
Book : 62
Page : 470

Easement, including the terms and provisions thereof:

Granted to : Public Utility District No. 1 of Skamania County
Recorded : November 23, 2015
As : 2015002467

Parties in possession or claiming to be in possession, other than the vestees shown herein. For the purpose of ALTA Extended coverage, we will require an Affidavit of Possession be completed and returned to us. Exception may be taken to such matters as may be shown thereby.

Statutory liens for labor or materials, including liens for contributions due to the State of Washington for unemployment compensation and for workmen's compensation, which have now gained or hereafter may gain priority over the lien of the insured mortgage whereon notice of such liens appear of record.