

WHEN RECORDED, RETURN TO:

Margaret Vining

Davis Wright Tremaine LLP

1300 SW Fifth Avenue, Suite 2400

Portland, OR 97201

SKAMANIA COUNTY
REAL ESTATE EXCISE TAX

326.78
JUL 19 2017

PAID

7349.00
on deposit
SKAMANIA COUNTY TREASURER

STATUTORY WARRANTY DEED

Grantors: Rita Sue Henningsen, co-trustee and Michael E. Henningsen, Jr., successor co-trustee of the Michael E. Henningsen, Sr. Exemption Trust u/a/d February 26, 1998, as to an undivided one-half interest, and Rita Sue Henningsen, co-trustee and Michael E. Henningsen, Jr., successor co-trustee of the Rita Sue Henningsen Trust dated February 26, 1998, as to an undivided one-half interest.

Grantee: Christopher R. Henningsen

Legal Description:

Lot 1 & E 17' Lot 2 Blk 1 WOODARD MARINA EST Bk A/Pg 114-115

Complete legal description is at Exhibit A

Assessor's Property Tax Parcel Account Number: 02-06-35-2-3-0100-00

Reference to Related Documents: None.

STATUTORY WARRANTY DEED

THE GRANTORS, Rita Sue Henningsen, co-trustee and Michael E. Henningsen, Jr., successor co-trustee of the Michael E. Henningsen, Sr. Exemption Trust u/a/d February 26, 1998, as to an undivided one-half interest, and Rita Sue Henningsen, co-trustee and Michael E. Henningsen, Jr., successor co-trustee of the Rita Sue Henningsen Trust dated February 26, 1998, as to an undivided one-half interest, convey and warrant to Christopher R. Henningsen, Grantee, the following described real estate situated in the County of Skamania, State of Washington:

Legal Description per Exhibit A attached hereto and incorporated herein by this reference

SUBJECT TO easements, encumbrances, reservations, restrictions and covenants of record, and excluding any representation or warranty as to encroachments or matters of location, boundary and area which an accurate survey may disclose.

DATED: 7/18, 2017.

[Signatures to follow]

GRANTORS:

By Rita Sue Henningsen
Rita Sue Henningsen, Co-Trustee of the
Michael E. Henningsen, Sr. Exemption Trust
u/a/d February 26, 1998

By Michael E. Henningsen, Jr.
Michael E. Henningsen, Jr., successor Co-
Trustee of the Michael E. Henningsen, Sr.
Exemption Trust u/a/d February 26, 1998

By Rita Sue Henningsen
Rita Sue Henningsen, Co-Trustee to the Rita
Sue Henningsen Trust dated February 26, 1998

By Michael E. Henningsen, Jr.
Michael E. Henningsen, Jr., successor Co-
Trustee to the Rita Sue Henningsen Trust dated
February 26, 1998

[Acknowledgments to follow]

STATE OF OREGON }
 } ss.
 COUNTY OF Washington }

On this 18th day of July, 2017, before me, a Notary Public in and for the State of Oregon, personally appeared RITA SUE HENNINGSSEN, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person who executed this instrument as Co-Trustee of the Michael E. Henningsen, Sr. Exemption Trust u/a/d February 26, 1998 and acknowledged it to be her free and voluntary act and deed as Trustee for the uses and purposes mentioned in the instrument.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal the day and year first above written.

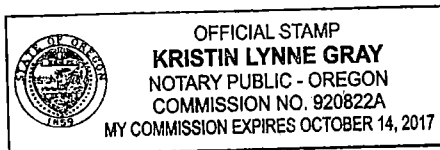


[Signature]
 NOTARY PUBLIC in and for the State of
 Oregon, residing at: 2228 SE Oak Crest Dr.
Hillsboro, OR 97123
 My appointment expires: 10/14/17
 Print Name: Kristin Lynne Gray

STATE OF OREGON }
 } ss.
 COUNTY OF Washington }

On this 18th day of July, 2017, before me, a Notary Public in and for the State of Oregon, personally appeared MICHAEL E. HENNINGSSEN, JR., personally known to me (or proved to me on the basis of satisfactory evidence) to be the person who executed this instrument as successor Co-Trustee of the Michael E. Henningsen, Sr. Exemption Trust u/a/d February 26, 1998 and acknowledged it to be her free and voluntary act and deed as Trustee for the uses and purposes mentioned in the instrument.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal the day and year first above written.



[Signature]
 NOTARY PUBLIC in and for the State of
 Oregon, residing at: 2228 SE Oak Crest Dr.
Hillsboro, OR 97123
 My appointment expires: 10/14/17
 Print Name: Kristin Lynne Gray

STATE OF OREGON }
 } ss.
 COUNTY OF Washington }

On this 18th day of July, 2017, before me, a Notary Public in and for the State of Oregon, personally appeared RITA SUE HENNINGSEN, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person who executed this instrument as Co-Trustee to the Rita Sue Henningsen Trust dated February 26, 1998 and acknowledged it to be her free and voluntary act and deed as Trustee for the uses and purposes mentioned in the instrument.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal the day and year first above written.

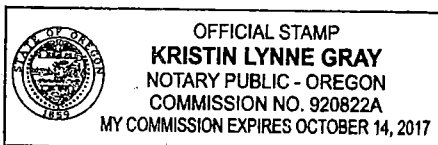


Kristin Lynne Gray
 NOTARY PUBLIC in and for the State of
 Oregon, residing at: 2228 SE Oak Crest Dr. Hillsboro, OR 97123
 My appointment expires: 10/14/17
 Print Name: Kristin Lynne Gray

STATE OF OREGON }
 } ss.
 COUNTY OF Washington }

On this 18th day of July, 2017, before me, a Notary Public in and for the State of Oregon, personally appeared MICHAEL E. HENNINGSEN, JR., personally known to me (or proved to me on the basis of satisfactory evidence) to be the person who executed this instrument as successor Co-Trustee to the Rita Sue Henningsen Trust dated February 26, 1998 and acknowledged it to be her free and voluntary act and deed as Trustee for the uses and purposes mentioned in the instrument.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal the day and year first above written.



Kristin Lynne Gray
 NOTARY PUBLIC in and for the State of
 Oregon, residing at: 2228 SE Oak Crest Dr. Hillsboro, OR 97123
 My appointment expires: 10/14/17
 Print Name: Kristin Lynne Gray

EXHIBIT A

Legal Description

Parcel I:

Lot 1 of Block 1 of the WOODARD MARINA ESTATES, according to the recorded Plat thereof, recorded in Book 'A' of Plats, Page 115, in the County of Skamania, State of Washington.

Parcel II:

A strip of land situated in the Northwest corner of the Southwest corner of Section 35, Township 2 North, Range 6 East of the Willamette Meridian, in the County of Skamania, State of Washington, described more particularly as follows:

Beginning at a point at the Northwest corner of Tax Lot 200 (Lots 2 and 3 of Block 1 of the Woodard Marina Estates) marked by an iron rod and described in that particular document recorded and on file at Pages 114 and 115 of Book 'A' of Plats, Records of Skamania County, Washington; thence Southeast 110.00 feet along the North line of said parcel to an iron rod marking the Northeast corner; thence to a point 17 feet Southwest along the lot line; thence 110.00 feet Northwest to a point on the West lot line which is 17 feet Southwest of the Point of Beginning.

Skamania County Assessor
Date 7-19-17 Parcel# 02-06-35-2-3-0100-00
ym

EXHIBIT A

Legal Description

Parcel I:

Lot 1 of Block 1 of the WOODARD MARINA ESTATES, according to the recorded Plat thereof, recorded in Book 'A' of Plats, Page 115, in the County of Skamania, State of Washington.

Parcel II:

A strip of land situated in the Northwest corner of the Southwest corner of Section 35, Township 2 North, Range 6 East of the Willamette Meridian, in the County of Skamania, State of Washington, described more particularly as follows:

Beginning at a point at the Northwest corner of Tax Lot 200 (Lots 2 and 3 of Block 1 of the Woodard Marina Estates) marked by an iron rod and described in that particular document recorded and on file at Pages 114 and 115 of Book 'A' of Plats, Records of Skamania County, Washington; thence Southeast 110.00 feet along the North line of said parcel to an iron rod marking the Northeast corner; thence to a point 17 feet Southwest along the lot line; thence 110.00 feet Northwest to a point on the West lot line which is 17 feet Southwest of the Point of Beginning.