

After recording, return to:

T. RANDALL GROVE  
Landerholm, P.S.  
P.O. Box 1086  
Vancouver, WA 98666-1086

SKAMANIA COUNTY  
REAL ESTATE EXCISE TAX  
32792  
SEP 19 2017

PAID EXEMPT  
Gudrun Palmer Deputy  
SKAMANIA COUNTY TREASURER

Space Above for Recording Information Only

**TRUSTEES' DISTRIBUTION DEED**

**GRANTORS:** ELANA T. CARPENTER and R.M. TALENT, as Co-Trustees of the DeGroote Family Trust, dated March 6, 1992, as amended.

**GRANTEES:** ELANA T. CARPENTER and R.M. TALENT, as Co-Trustees of the Gloria Z. DeGroote Survivor's Trust, established pursuant to the terms of the DeGroote Family Trust, dated March 6, 1992, as amended.

THE GRANTORS, hereby convey and warrant to GRANTEES, GRANTORS' entire interest in and to the real estate situated in Skamania County, Washington described as follows:

A tract of land in Section 19 and Section 20, Township 2 North, Range 7 East of the Willamette Meridian, fully described on Exhibit "A" attached hereto.

Assessor's Parcel Number: 02072000100000

George D. DeGroote died on October 27, 2010 and at such time Gloria Z. DeGroote became the sole Trustee of the DeGroote Family Trust. Gloria Z. DeGroote resigned as Trustee on January 14, 2011. Subsequent to such resignation, and pursuant to the terms of the Trust, Elana T. Carpenter and R.M. Talent became the successor Co-Trustees of the DeGroote Family Trust.

The liability and obligations of the Trustees on behalf of the DeGroote Family Trust to Grantees and Grantees' successors under the warranties contained herein shall be limited to the amount, nature and terms of any title insurance coverage available to the DeGroote Family Trust under any title insurance policy. The DeGroote Family Trust shall have no liability or obligations except to the extent that reimbursement for such liability or obligation is available to the DeGroote Family Trust under any title insurance policy.

TRUSTEE'S DISTRIBUTION DEED - 1  
CARE05-000001 - 607434.doc

 LANDERHOLM  
805 Broadway Street, Suite 1000  
PO Box 1086  
Vancouver, WA 98666  
T: 360-696-3312 • F: 360-696-2122

DATED this 6<sup>th</sup> day of December, 2012.

ELANA T. CARPENTER  
ELANA T. CARPENTER, Co-Trustee of the DeGroote  
Family Trust, dated March 6, 1992, as amended.

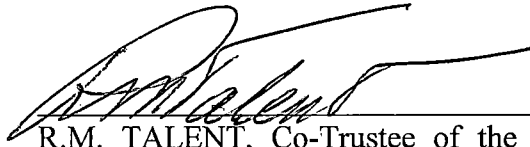
STATE OF WASHINGTON )  
 ) ss.  
County of Clark )

I certify that I know or have satisfactory evidence that ELANA T. CARPENTER is the person who appeared before me and said person acknowledged that she signed this instrument, on oath stated that she was authorized to execute the instrument and acknowledged it as a Co-Trustee of the DeGroote Family Trust, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED this 6<sup>th</sup> day of December, 2012.



Kaye J. Nelson  
Notary Public for Washington  
Residing at Clark County  
My appointment expires: 5-14-16




R.M. TALENT, Co-Trustee of the DeGroote Family Trust, dated March 6, 1992, as amended.

STATE OF WASHINGTON )  
 ) ss.  
County of Clark )

I certify that I know or have satisfactory evidence that R.M. TALENT is the person who appeared before me and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as a Co-Trustee of the DeGroote Family Trust, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED this 6 day of December, 2012.



  
Notary Public for Washington  
Residing at Clark County  
My appointment expires: 5-14-16

## **Exhibit "A"**

### **Parcel 1:**

A tract of land in the Hamilton D.L.C. and in Section 20, Township 2 North, Range 7 East of the Willamette Meridian, described as follows:

Beginning at a point on the center line of primary State Highway No. 8 marked by the center of the Westerly pier of the Hamilton Creek bridge as constructed and existing in December 1965; thence following the center line of said highway South  $88^{\circ} 45'$  West 158.05 feet to the initial point of the tract hereby described; thence following the center line of said highway South  $88^{\circ} 45'$  West 81.09 feet; thence following the center line of said highway North  $84^{\circ} 17'$  West 669.6 feet to intersection with the West line of the said Section 20, said point being North  $01^{\circ} 04'$  East 1,740 feet, more or less, from the corner common to Section 19, 20, 29, and 30, Township 2 North, Range 7 East of the Willamette Meridian; thence North  $01^{\circ} 04'$  East 952.1 feet along the West line of the said Section 20; thence South  $61^{\circ}$  East 468.35 feet; thence South  $22^{\circ} 04'$  East 852.23 feet to the initial point; said tract containing 8.96 acres, more or less.

EXCEPT Right of Way for Primary State Highway No. 8; AND SUBJECT TO easements and Right of Way for an electric power transmission line granted to the Northwestern Electric Company, a corporation.

### **Parcel 2:**

A tract of land located in the East One-Half, Section 19, Township 2 North, Range 7 East, Willamette Meridian, Skamania County, Washington, described as follows:

Beginning at the Southeast corner of Lot 4 of the Longview Fibre Company Short Plat as recorded in Book 3 of Short Plats at page 48;

Thence North  $00^{\circ} 55' 15''$  East, along the East line of said Section 19, to the Southerly right-of-way line of the Northwest Pipeline Corporation pipeline easement;

Thence Southwesterly, along said Southerly right-of-way line, to the most northerly corner of Lot 4 of said Longview Fibre Company Short Plat, said point being the intersection of said southerly right-of-way line and the Westerly edge of Hamilton Creek;

Thence South  $30^{\circ} 29' 09''$  East, along the Easterly line of said Lot 4, a distance of 41.35 feet;

Thence South  $35^{\circ} 12' 33''$  East, along the Easterly line of said Lot 4, a distance of 57.89 feet;

Thence South 42°03'55" East, along the Easterly line of said Lot 4, to a point which is 100.00 feet West, as measured at a right angle to the East line of said Section 19;

Thence South 00°55'15" West, parallel to and 100.00 feet distant from the East line of said Section 19, to the South line of said Lot 4;

Thence South 81°11'45" East, along the South line of said Lot 4, to the point of beginning.

Skamania County Assessor  
Date 9-14-17 Parcel# 02-07-20-0-0-1000-00  
9-14-17 Jm

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