

AFTER RECORDING MAIL TO:
Hani Khouri and Hoda Khouri

Filed for Record at Request of: WFG National Title Company of Clark County WA, LLC
Escrow Number: 17-109501

Statutory Warranty Deed

Grantor(s): Cape Horn Estates, LLC, a Washington Limited Liability Company
Grantee(s): Hani Khouri and Hoda Khouri, a married couple
Abbreviated Legal: TAXABLE - 2004 & 2005 DOR 7302004 #05922 001
Additional legal(s) on page:
Assessor's Tax Parcel Number(s): 02063400060000 *ym 9/25/17*

THE GRANTOR **Cape Horn Estates, LLC, a Washington Limited Liability Company**, for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to **Hani Khouri and Hoda Khouri, a married couple**, the following described real estate, situated in the County of Skamania, State of Washington:

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

Grantor acknowledges that title to the property is marketable at the time of this conveyance. The following shall not cause the title to be unmarketable: rights, reservations, covenants, conditions, and restrictions, presently of record and general to the area; easements and encroachments, not materially affecting the value of or unduly interfering with grantee's reasonable use of the property; and reserved oil and/or mining rights.

Dated: September 22, 2017

Cape Horn Estates, LLC

By: *Vicki Lynn Major, Member*
Vicki Lynn Major, Member

By: *Randy Major, Member*
Randy Major, Member

SKAMANIA COUNTY
REAL ESTATE EXCISE TAX
32804
SEP 25 2017

PAID *\$ 7,365.76*
Shirley K. K. Deputy
SKAMANIA COUNTY TREASURER

STATE OF WASHINGTON }
County of Clark } SS.

On this 2nd day of September, 2017, before me personally appeared Vicki Lynn Major, to be known to be the Member, and Randy Major, the member, of Cape Horn Estates, LLC, the corporation that executed the within and foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that he or she was authorized to execute said instrument and that the seal affixed, if any, is the corporate seal of said corporation.

Given under my hand and official seal the day and year last above written.

Jenifer C Walton
Notary Public in and for the State of WASHINGTON
Residing at: Vancouver
My appointment expires: 4/5/18



Commitment No. CL8680

EXHIBIT "A"

PARCEL 1

COMMENCING AT THE CENTER OF SECTION 34, TOWNSHIP 2 NORTH, RANGE 6 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON; THENCE SOUTH 150 FEET; THENCE WEST 104 FEET 9 INCHES; THENCE NORTH 150 FEET THENCE EAST 104 FEET 9 INCHES TO THE POINT OF BEGINNING.

PARCEL 2

COMMENCING AT THE CENTER OF SECTION 34, TOWNSHIP 2 NORTH, RANGE 6 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON; THENCE EAST 20 FEET ON THE EAST AND WEST CENTER LINE OF SAID SECTION; THENCE SOUTHERLY 170 FEET PARALLELING THE NORTH AND SOUTH CENTER LINE OF SAID SECTION; THENCE WESTERLY 20 FEET TO THE NORTH AND SOUTH CENTER LINE OF SAID SECTION; THENCE NORTH ON SAID NORTH AND SOUTH CENTER LINE 170 FEET TO THE PLACE OF BEGINNING.

PARCEL 3

COMMENCING AT THE CENTER OF SECTION 34, TOWNSHIP 2 NORTH, RANGE 6 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON, SAID POINT BEING THE CORNER OF YETTICK'S FENCE AS NOW STANDING; THENCE WEST 104.9 FEET TO THE POINT OF BEGINNING OF THE TRACT HEREIN CONVEYED, SAID POINT BEING THE NORTHWEST CORNER OF THE TRACT HERETOFORE CONVEYED TO SYLVAN GRANGE NO. 474; THENCE WEST 215.1 FEET; THENCE SOUTH 150 FEET; THENCE EAST 215.1 FEET; THENCE NORTH 150 FEET TO THE POINT OF BEGINNING.

Skamania County Assessor
Date 9-25-17 Parcel# 02-06-34-0-0-0600-00
Ym

Read & Approved

UK 6/16
[Signature] [Signature]

Read & Approved

