

**RECORDING REQUESTED BY  
AND WHEN RECORDED RETURN TO:**

KATHRYN E. HOLLAND, Attorney at Law SKAMANIA COUNTY  
PABST HOLLAND & REYNOLDS, PLLC REAL ESTATE EXCISE TAX  
900 Washington Street, Suite 820  
Vancouver, WA 98660  
33149  
MAR 19 2018

PAID Exempt  
Kathryn E. Holland  
SKAMANIA COUNTY TREASURER

**STATUTORY WARRANTY DEED**

**Grantors (Sellers):** JERRY V. JERMANN and THOMAS M. JERMANN,  
Co-Trustees of the ANN L. JERMANN LIVING TRUST dated  
October 8, 1999  
**Grantee (Buyer):** JERRY V. JERMANN, a single man as his sole and separate  
property  
**Abbreviated Legal:** Sec. 1, T2N. R7 E.W.M.  
**Assessor's Tax Parcel #** 02-07-01-2-0-0500-00 2m 3/19/18  
**Other Reference Nos:** 79478; 54060; 136636

Documentary transfer tax is none. No consideration.

THE GRANTORS, JERRY V. JERMANN and THOMAS M. JERMANN, Co-Trustees  
of the ANN L. JERMANN LIVING TRUST dated October 8, 1999,

**CONVEY AND WARRANT TITLE to**

JERRY V. JERMANN, a single man as his sole and separate property,

the real estate described on **Exhibit A** attached hereto and incorporated herein by reference,  
situated in the County of Skamania, State of Washington, including any interest therein which  
Grantors may hereafter acquire.

Pursuant to the Certification of Trust attached hereto as **Exhibit B** and incorporated  
herein by reference, JERRY V. JERMANN and THOMAS M. JERMANN are serving as the  
Co-Trustees of the Ann L. Jermann Living Trust and are authorized to act on behalf of the Trust.

DATED March 8, 2018.

JERRY V. JERMANN, Co-Trustee of the  
ANN L. JERMANN LIVING TRUST dated  
10/8/1999

STATUTORY WARRANTY DEED - I  
JERMANN, Ann/Trust Admin/D Deed (Barn Lot, Stevenson, WA) (2018)

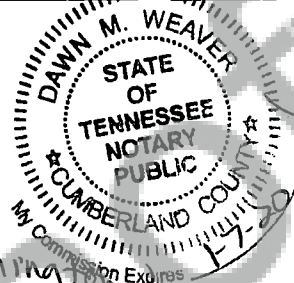
PABST HOLLAND & REYNOLDS, PLLC  
ATTORNEYS AT LAW  
900 Washington Street, Suite 820  
Vancouver, Washington 98660  
(360) 693-1910 • (503) 222-9201

DATED MARCH 13, 2018.

Thomas M. Jermann  
 THOMAS M. JERMANN, Co-Trustee of the  
 ANN L. JERMANN LIVING TRUST dated  
 10/8/1999

STATE OF TennesseeCounty of Cumberland : SS.

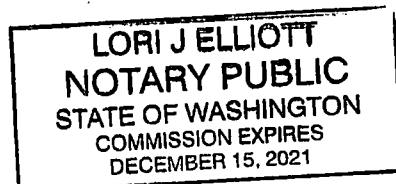
I certify that JERRY V. JERMANN appeared personally before me and that I know or have satisfactory evidence that he signed this instrument, on oath stated that he was authorized to execute the instrument as the Co-Trustee of the ANN L. JERMANN LIVING TRUST and acknowledged it to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED March 8, 2018.

Dawn M. Weaver  
 NOTARY PUBLIC FOR Cumberland County  
 My Commission Expires: 1/7/20

STATE OF WashingtonCounty of Skamania : SS.

I certify that THOMAS M. JERMANN appeared personally before me and that I know or have satisfactory evidence that he signed this instrument, on oath stated that he was authorized to execute the instrument as the Co-Trustee of the ANN L. JERMANN LIVING TRUST and acknowledged it to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED March 13, 2018.

Lori J. Elliott  
 NOTARY PUBLIC FOR Washington  
 My Commission Expires: Dec. 15, 2021

APN: 02-07-01-2-0-0500-00

## EXHIBIT "A"

Beginning at the NW corner of Section 1, T2N, R7 E.W.M.; thence S 89° 59' 27" E along the N line of said Sec. 1 a distance of 965.81 ft.; thence S 0° 08' 13" W 213.50 ft. to the TRUE POB; thence N 89° 59' 27" W, 337.30 ft. to a 5/8 inch iron rod; thence S 46° 18' 42" W 88.80 ft. to a 5/8 inch iron rod; thence S 30° 30' 15" E 231.99 ft. to a 5/8 inch iron rod; thence N 78° 38' 13" E 288.93 ft. to a 5/8 inch iron rod; thence N 0° 08' 13" E 204.24 ft. to the TRUE POB.

LESS that tract previously conveyed by deed to Fred L. Cloe and Peggy D. Cloe, husband and wife, on June 12, 1975, recorded June 16, 1975, at page 53 of Book 69, Deed Records of Skamania County, Washington, Auditor's File No. 79478, consisting of 0.58 acres, more or less, AND, EXCEPT the following described tract of land, the spring and waters rising thereon, and an easement for the existing water pipeline leading thereto, reserved by E.A. Monda and Beula Monda, h&W, by deed dated July 24, 1958, and recorded July 25, 1958, at page 145 of Book 45 of Deeds, under Auditor's File No. 54060, Records of Skamania County, Washington, said tract being described as follows: Beg. at the NE corner of the first described tract; thence W 114.1 ft. to the initial point of the excepted parcel; thence S 42.5 ft.; thence W 20 ft.; thence N 42.5 ft.; thence E 20 ft. to the initial point. TOGETHER with an easement over and across the existing access road and an easement for the existing water pipeline connecting with the town of Stevenson's municipal water supply.

Skamania County Assessor  
Date 3-19-18 Parcel# 02-07-01-2-0-0500-00  
ym

# CERTIFICATION OF TRUST

I, KATHRYN E. HOLLAND, declare and state:

1. I am the attorney for JERRY V. JERMANN, 249 Cumberland Cove Road, Monterey, Tennessee 38574, and THOMAS M. JERMANN, PO Box 9, N. Bonneville, Washington 98639, in their capacity as successor Co-Trustees of the ANN L. JERMANN LIVING TRUST dated October 8, 1999, as restated on November 25, 2008. The ANN L. JERMANN LIVING TRUST is irrevocable.

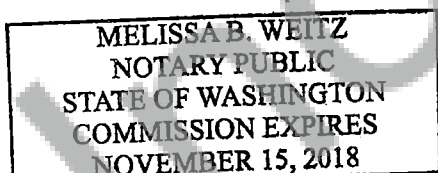
2. ANN L. JERMANN, the Trustor and initial Trustee, died on December 19, 2016.

3. The beneficiaries of the ANN L. JERMANN LIVING TRUST are JERRY V. JERMANN, THOMAS M. JERMANN, VERNON C. JERMANN, and WILLIAM H. LUCHSINGER.

4. Pursuant to Article IX, JERRY V. JERMANN and THOMAS M. JERMANN are designated as successor Co-Trustees of the Trust. They have all powers and authority granted to Trustees under Washington law and the Washington Trust Act as stated in Article VII, which includes the power to lease, buy, sell, convey, encumber, and otherwise manage real property.

5. To the best of my knowledge, I certify that this Certification of Trust is true and accurate, and that the Trust has not been revoked, modified, or amended in any manner that would cause the representations herein to be incorrect, and is in full force and effect.

Executed at Clark County, Washington, on March 5, 2018.



Kathryn E. Holland  
KATHRYN E. HOLLAND,  
Attorney for Successor Co-Trustees

STATE OF WASHINGTON )  
: ss.  
County of Clark )

I certify that KATHRYN E. HOLLAND appeared personally before me and that I know or have satisfactory evidence that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in the instrument.

DATED March 5, 2018.

Exhibit B  
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Melissa B. Weitz  
NOTARY PUBLIC FOR WASHINGTON  
My Commission Expires: 11-15-2018