

AFTER RECORDING MAIL TO:

Aztec Foreclosure Corporation of Washington
1499 SE Tech Center Place, Suite 255
Vancouver, WA 98683
AFC No. 17-121246

Document Title: Sheriff's Deed

Reference number of document: 2004155016

Borrower: Isaac R. Campbell, a married man as his separate estate

Grantor: David S. Brown, Sheriff of the County of Skamania, State of Washington

Grantee: Wells Fargo Bank, NA

Abbreviated Legal:
S17, T3N, R8E 17

Assessor's Parcel number:
03-08-17-3-0-1413-00

Skamania County Assessor
Date 4-2-18 Parcel# 03-08-17-3-0-1413-00
Jm

Complete Legal Description:

A TRACT OF LAND IN THE SOUTHWEST QUARTER OF SECTION 17, TOWNSHIP 3
NORTH, RANGE 8 EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF
SKAMANIA, STATE OF WASHINGTON, DESCRIBED AS FOLLOWS: LOT 1 OF THE
GARRETT ANTHONY SHORT PLAT, RECORDED IN BOOK 3 OF SHORT PLATS, PAGE 306,
SKAMANIA COUNTY RECORDS.

SKAMANIA COUNTY
REAL ESTATE EXCISE TAX
331.17
APR - 2 2018

PAID EXEMPT
Shirley Ann Smith
SKAMANIA COUNTY TREASURER

SHERIFF'S DEED ON EXECUTION
AND ORDER OF SALE
CAUSE NO.15-2-00146-1

THIS INDENTURE, Made this 12th day of March 2018, BETWEEN DAVID S. BROWN, Sheriff of the County of Skamania, State of Washington, the party of the first part and WELLS FARGO BANK, N.A., the party of the second part, WITNESSETH:

WHEREAS, in and by a certain Judgment and Order of Sale rendered by the Superior Court of the County of Skamania, State of Washington, on the 14th day of September 2017 and entered on the 10th day of October 2017 a certain action then pending in said court, wherein UNKNOWN HEIRS OF ISAAC R CAMPBELL; JOYCE ANN CAMPBELL; AARON F. CAMPBELL; TONYA M CAMPBELL. DEFENDANT

And of which said judgment of decree a certified copy was delivered to said party of the first part, as such Sheriff for execution, it was among other things ordered, adjudged and decreed, that property be sold at public auction by the Sheriff of the County of Skamania in the manner required by law, and according to the source and practice of said Court that such sale be made and that said Sheriff execute the usual certificate and deeds to the purchaser or purchasers as required by law.

AND WHEREAS, the said Sheriff did, at the hour of 10:00 A.M., on the 15th day of December 2017 after due public notice had been given, as required by the laws of this state, and the course and practice of said Court, duly sell, at public auction, in County of Skamania, State of Washington, agreeable to the said judgment or decree, and the provisions of law, the premises mentioned in sale notice, at which sale the premises hereinafter described, were fairly struck off and sold to the said WELLS FARGO BANK, N.A., for the sum of \$142,206.96 Dollars.

AND, WHEREAS, the said WELLS FARGO BANK, N.A. thereupon retained bid so bidden by WELLS FARGO BANK, N.A.

AND, WHEREAS, the said Sheriff thereupon made and issued the usual certificate of the said sale in due form of law, and delivered one thereof to the said WELLS FARGO BANK, N.A. made and filed in said Court a Return of said sale as required by law;

AND, WHEREAS, the said Court did on the 30th day of January 2018 make and enter in said cause an order confirming said sale and directing the party of the first part to make a deed or a conveyance of said premises to said purchaser.

AND, WHEREAS, redemption period has elapsed since the date of said sale and no redemption has been made of the premises so sold as aforesaid, by or on behalf of the said judgment debtor or other person(s).

THEREFORE, the said WELLS FARGO BANK, N.A. is owner by virtue of an assignment of Sheriff's Certificate of Sale on Foreclosure dated 21ST day of December 2017 and is the holder of the Sheriff's Certificate of Sale on Foreclosure who has delivered the Certificate to the said Sheriff.

NOW, THIS INDENTURE WITNESSETH, that said party of the first part, the said David S. Brown, Sheriff in order to carry into effect the sale so made by him as aforesaid, in pursuance of said judgment and order of sale and in conformity to the Statute in such case made and provided, and also in consideration of the premises and of the said sum of \$142,206.96 Dollars, so bidden by the said purchaser, the receipt whereof is hereby acknowledged, hath granted, bargained, sold and conveyed, and by these presents doth grant, bargain, sell and convey unto the said party of the second part, and to their successors and assigns forever, all their certain lot, piece or parcel of land, situate, lying and being in the said County of Skamania, State of Washington, and bounded and particularly described as follows, to-wit:

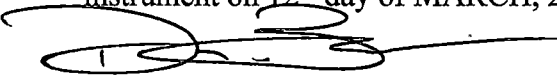
ADDRESS: 121 VADA ROAD, CARSON, WA 98610

LEGAL:

A TRACT OF LAND IN THE SOUTHWEST QUARTER OF SECTION 17, TOWNSHIP 3 NORTH, RANGE 8 EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON, DESCRIBED AS FOLLOWS:

LOT 1 OF THE GARRETT ANTHONY SHORT PLAT, RECORDED IN BOOK 3 OF SHORT PLATS, PAGE 306 SKAMANIA COUNTY RECORDS.

IN WITNESS WHEREOF, DAVID S. BROWN, Sheriff of Skamania County, has executed this instrument on 12th day of MARCH, 2018




DAVID S. BROWN, SHERIFF
P. O. Box 790
Stevenson, WA 98648
509-427-9490

STATE OF WASHINGTON]
]
County of Skamania] ss.

On this 12th day of MARCH 2018, before me Tana Berkeymeyer in and for said Skamania County, personally appeared DAVID S. BROWN, SHERIFF of the County of Skamania, State of Washington, personally known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he is such Sheriff aforesaid, executed the same, voluntarily and of his own free will, for the purposes therein mentioned.

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



Notary Public

