

When recorded return to:

UNDERWOOD MERCANTILE L.L.C.  
c/o Investco  
1302 Puyallup Street  
Sumner, WA 98390

Filed for Record at Request of  
Columbia Gorge Title  
Escrow Number: S18-0029JA

### Statutory Warranty Deed

THE GRANTOR Carl J. Meinberg, a single man for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to THE GRANTEE UNDERWOOD MERCANTILE L.L.C., a Washington limited liability company the following described real estate, situated in the County of Skamania, State of Washington:

Abbreviated Legal: Parcel I-E 12' Lot 18 & Lot 19 Blk 1, Parcel II- Lot 1 Blk 1, Parcel III- Lot 2 Blk 1 UNDERWOOD FIRST ADDITION & Parcel IV Ptn. Sec 23, T3N, R10E W.M.

For Full Legal See Attached Exhibit "A"

SUBJECT TO SPECIAL EXCEPTIONS see Attached Exhibit "B"

Tax Parcel Number(s): 03-10-23-2-3-0500-00, 03-10-23-2-3-0300-00, 03-10-23-2-3-1301-00, 03-10-23-2-3-0100-00

Sm 9/18/18

Dated

9/17/18

Carl J. Meinberg  
Carl J Meinberg

SKAMANIA COUNTY  
REAL ESTATE EXCISE TAX  
33489  
SEP 18 2018

PAID \$ 7,043.00  
Julie A. Andersen  
SKAMANIA COUNTY TREASURER

STATE OF Washington }  
COUNTY OF Skamania } SS:

I certify that I know or have satisfactory evidence that Carl J Meinberg

is the person who appeared before me, and said person acknowledged that he  
signed this instrument and acknowledge it to be his free and voluntary act for the  
uses and purposes mentioned in this instrument.

Dated: September 17, 2018

Julie A. Andersen  
Julie A. Andersen  
Notary Public in and for the State of Washington  
Residing at Carson, Washington



## EXHIBIT A

PARCEL I: 03-10-23-2-3-0100-00

Lot 19 and the East 12 feet of Lot 18, Block 1, FIRST ADDITION TO THE TOWN OF UNDERWOOD, according to the recorded plat thereof, recorded in Book 'A' of Plats, Page 19, in the County of Skamania, State of Washington.

PARCEL II: 03-10-23-2-3-0300-00

Lot 1, Block 1, FIRST ADDITION TO THE TOWN OF UNDERWOOD, according to the recorded plat thereof, recorded in Book 'A' of Plats, Page 19, in the County of Skamania, State of Washington.

EXCEPT that portion lying within State Highway No. 14, recorded in Auditor's File No. 20325, Skamania County Deed Records.

PARCEL III: 03-10-23-2-3-0500-00

Lot 2, Block 1, FIRST ADDITION TO THE TOWN OF UNDERWOOD, according to the recorded plat thereof, recorded in Book 'A' of Plats, Page 19, in the County of Skamania, State of Washington.

That portion of Lot 3 of Block 1 of FIRST ADDITION TO THE TOWN OF UNDERWOOD, described as follows:

Beginning at the Southeast corner of the said Lot 3; thence Westerly along the South line of the said Lot 3 a distance of 3 feet 10 inches; thence in a Northerly direction in a straight line to the Northeast corner of the said Lot 3; thence Southerly along the East line of the said Lot 3 to the point of beginning.

EXCEPT that portion conveyed to State of Washington by instrument recorded July 31, 1946 in Book 31, Page 147.

PARCEL IV: 03-10-23-2-3-1301-00

A parcel of land located in the Northwest Quarter of the Southwest Quarter (NW  $\frac{1}{4}$  SW  $\frac{1}{4}$ ) of Section 23, Township 3 North, Range 10 East, W. M., in Skamania County, Washington, to wit:

Beginning at the quarter corner between Sections 22 and 23, Township 3 North, Range 10 East, W. M.;

Thence South  $41^{\circ} 38' 44''$  East 967.46 feet to a U.S.E.D. brass monument marking the centerline of a certain alley in the original townsite of the Town of Underwood, Washington;

Thence South  $1^{\circ} 03' 19''$  West 42.5 feet along the west line of the Southeast Quarter of the Northwest Quarter of the Southwest Quarter (SE $\frac{1}{4}$ NW $\frac{1}{4}$ SW $\frac{1}{4}$ ) of Section 23 to the true point of beginning of this description;

Thence North  $69^{\circ} 26' 00''$  East 82.12 feet to a point on the arc of a 260 foot radius curve, the radial line of which bears South  $61^{\circ} 25' 18''$  East, said point being on the northwesterly right of way of Cook-Underwood Road, County Road No. 9304;

Thence following said arc 88.90 feet in a southwesterly direction along the said northwesterly right of way line;

## **EXHIBIT B**

SUBJECT TO SPECIAL EXCEPTIONS:

### **THE FOLLOWING AFFECTS PARCELS I, II & III**

1. Conditions, Restrictions and Easements, including the terms and provisions thereof, as shown on the recorded plat of FIRST ADDITION TO THE TOWN OF UNDERWOOD Book A, Page 19.  
See recorded plat for details
2. Resolution No. 2000-39, including the terms and provisions thereof:  
Recorded : October 24, 2000  
Book : 203  
Page : 738
3. Easement, including the terms and provisions thereof:  
For : Treiber Road Easement Deed and Agreement  
Recorded : January 4, 2001  
Book : 205  
Page : 695

### **THE FOLLOWING AFFECTS PARCEL II**

4. Resolution No. 2000-38, including the terms and provisions thereof:  
Recorded : October 23, 2000  
Book : 203  
Page : 725

### **THE FOLLOWING AFFECTS PARCELS II & III**

5. Conditions & Restrictions, including the terms and provisions thereof, in Administrative Decision:  
Recorded : May 6, 2004  
As : 2004152877

### **THE FOLLOWING AFFECTS PARCEL IV**

6. Reservations contained in the patent from the United States of America, recorded in Book A of Patents, Page 309.
7. Easement, including the terms and provisions thereof:  
Recorded : November 24, 1942  
Book : 29  
Page : 320
8. Easement, including the terms and provisions thereof:  
Recorded : November 24, 1942  
Book : 29  
Page : 322