



Filed for Record at Request of &
When Recorded Return To
James L. Kacena, PLLC
P.O. Box 2024
White Salmon, WA 98672

33937
**SKAMANIA COUNTY
REAL ESTATE EXCISE TAX**

JUL - 1 2019

PAID exempt
SKAMANIA COUNTY TREASURER

STATUTORY WARRANTY DEED

Grantors: LINDA L. MORNINGSTAR and MERLE A. BRADER, Co-Successor Trustees of the BETTY G. BRADER TRUST dated June 16, 2004

Grantee: NANCY L. SIRMAN

Abbreviated Legal Descr.: Ptn. Sec. 7, T3N, R8E W.M.

Parcel Nos.: 03-08-07-0-0-0602-00; 03-08-07-0-0-0602-06; 03-08-07-0-0-0602-80

Grantors, LINDA L. MORNINGSTAR and MERLE A. BRADER, Co-Successor Trustees of the BETTY G. BRADER TRUST dated June 16, 2004, of Carson, Skamania County, Washington, for and in consideration of the distribution inheritance provisions of the Betty G. Brader Trust dated June 16, 2004, convey and warrant to NANCY L. SIRMAN, the following described real property situated in Skamania County, Washington:

Beginning at the 'common corner' which is a point lying South 01° 21' 14" East, 3745.12 feet and South 89° 23' 44" East, 133.03 feet from the North quarter corner of Section 7, Township 3 North, Range 8 East of the Willamette Meridian, in the County of Skamania, State of Washington and which is marked by an iron rod with aluminum cap; thence North 89° 23' 14" West, 883.47 feet along a common line with Parcel 2 to the centerline of Wind River and the Northwest corner of this parcel description; thence along said centerline to a point lying South 12° 40' 57" West, 824.62 feet from said Northwest corner; thence along said centerline to a point on the North-South centerline of said Section 7 which lies South 63° 35' 43" East, 1073.55 feet from said last call; thence South 01° 21' 14" East, 260.94 feet to the South quarter corner of said Section 7; thence North 75° 57' 10" East, 779.30 feet along the south line thereof to a point; thence North 14° 44' 47" West, 106.75 feet to a point in the center of the Old Detour Road (private); thence North 68° 55' 11" West, 157.9 feet along said centerline; thence North 58° 33' 20" West, 367.56 feet along said centerline to an intersection with the centerline of Acker Road (private); thence Easterly along said centerline to a point which lies North 78° 10' 02" East, 363.84 feet from said last call (from which point an iron rod bears South 29° 52' 20" East, 5.94 feet) thence North 29° 52' 20" West, 1058.59 feet along a common line with Parcel 4 to the point of beginning.

TOGETHER WITH AND SUBJECT TO an easement of 60 feet in width for access and utility purposes over, under and across said ACKER ROAD from Point "A" as follow, to wit: N 03° 26' 16" E, 40.40 feet; thence N 22° 26' 21" E, 62.71 feet; thence N 27° 08' 27" E, 12.91 feet to the Southwesterly right of way of WIND

RIVER HIGHWAY, and there terminating; ALSO TOGETHER WITH AND SUBJECT TO an easement 60 feet in width for access and utility purposes over, under and across said NINA LANE (private road) ROAD from Point "A"; ALSO TOGETHER WITH AND SUBJECT TO an easement over said ACKER ROAD for ingress and egress for the common picnic area; ALSO TOGETHER WITH AND SUBJECT TO an easement of 60 feet in width over DETOUR ROAD over and across that portion shared in common with Parcel 4. Containing 35.90 acres, more or less.

SUBJECT TO the common rights reserved to the Picnic Area in that deed recorded as Book 187, Page 742, Deed records of Skamania County, Washington.

Tax Parcel Nos: 03-08-07-0-0-0602-00; 03-08-07-0-0-0602-06; 03-08-07-0-0-0602-80.

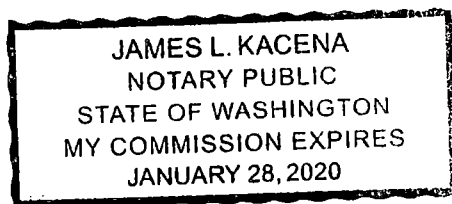
BY: Linda L. Morningstar Merle A. Brader
Linda L. Morningstar Merle A. Brader
Grantor, and Co-Successor Trustee Grantor, and Co-Successor Trustee
Dated: June 13, 2019 Dated: June 13, 2019
Skamania County Assessor

STATE OF WASHINGTON)
) ss.
COUNTY OF Klickitat

Date 7-1-19 Parcel# 3-8-7-602
3-8-7-602-06
3-8-7-602-80

On this day personally appeared before me LINDA L. MORNINGSTAR, Co-Successor Trustee of the BETTY G. BRADER TRUST dated June 16, 2004, known or proved to me to be the individual described in and who executed the within and foregoing **Statutory Warranty Deed**, and acknowledged that he/she signed the same as his/her free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal on: June 13, 2019.



James L. Kacena
Signature
JAMES L. KACENA
Printed Name

NOTARY PUBLIC for Washington

Residing at: White Salmon

My appointment expires on: 1/28/2020

STATE OF WASHINGTON)
) ss.
COUNTY OF Klickitat)

On this day personally appeared before me MERLE A. BRADER, Co-Successor Trustee of the BETTY G. BRADER TRUST dated June 16, 2004, known or proved to me to be the individual described in and who executed the within and foregoing **Statutory Warranty Deed**, and acknowledged that he/she signed the same as his/her free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal on: June 13, 2019.

Signature

Printed Name

JAMES L. KACENA
NOTARY PUBLIC
STATE OF WASHINGTON
MY COMMISSION EXPIRES
JANUARY 28, 2020

NOTARY PUBLIC for Washington

Residing at:

My appointment expires on: