



When recorded return to:

Columbia Gorge Title
PO Box 277
Stevenson, WA
98648

Filed for Record at Request of
Columbia Gorge Title
Escrow Number: S19-0242TB

Statutory Warranty Deed

THE GRANTOR Kari Fagerness, an unmarried woman and Dan McGill, an unmarried man for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to THE GRANTEE Fernando Javier Hidalgo and Margie A. Hidalgo, Trustees, or their successor in trust, under The Hidalgo Living Trust Dated this 14 day of January, 2002 the following described real estate, situated in the County of Skamania, State of Washington

Abbreviated Legal:

Ptn. Sec 36, T3N, R7 E.W. M. , in the City of Stevenson, of Skamania County, in the State of Washington.

For Full Legal See Attached Exhibit "A"

SUBJECT TO SPECIAL EXCEPTIONS 7-5 OF THE PRELIMINARY TITLE REPORT DATED June 14, 2019 FILE NUMBER S19-0242KM. A COPY OF WHICH WAS PROVIDED TO THE GRANTOR AND GRANTEE HEREIN NAMED.

Tax Parcel Number(s): 03-75-36-2-0-2300-00

Skamania County Assessor

Date 7/30/19 Parcel# 03-75-36-2-0-2300-00
lc

Dated

July 24, 2019

Kari R Fagerness

Kari Fagerness

Dan McGill

Dan McGill

SKAMANIA COUNTY
REAL ESTATE EXCISE TAX

33978
JUL 31 2019

PAID 10,332.50
Cg depts
SKAMANIA COUNTY TREASURER

STATE OF Washington }
COUNTY OF Skamania } SS:

I certify that I know or have satisfactory evidence that Kari Fagerness and Dan McGill

are the persons who appeared before me, and said persons acknowledged that they
signed this instrument and acknowledge it to be their free and voluntary act for the
uses and purposes mentioned in this instrument.

Dated:

July 24, 2019

Tami Blake

Tami Blake

Notary Public in and for the State of Washington

Residing at Stevenson

My appointment expires: 08-09-2020



EXHIBIT A

A tract of land in Government Lot 9 in the Northwest Quarter of Section 36, Township 3 North, Range 7 ½ East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Beginning at a point of intersection of the West line of said Section 36 with the North line of Henry Shepard D.L.C.; thence East along the North line of Henry Shepard D.L.C. a distance of 554.5 feet; thence North 00° 32' 09" East a distance of 130.11 feet to the True Point of Beginning; thence continuing along said line a distance of 287.39 feet; thence North 89° 04' 37" West a distance of 332.50 feet; thence South 05° 36' 12" West a distance of 233.32 feet to the Northwest corner of that tract of land conveyed to Nolan R. Willing and Judy M. Willing, husband and wife, by Warranty Deed recorded July 2, 1964, under Auditors File No. 63569, Records of Skamania County, Washington; thence North 89° 04' 37" East a distance of 118.61 feet to the Northeast corner of the Willing Tract; thence South 00° 32' 09" West a distance of 130.56 feet to the Southeast corner of the Willing Tract, said point being also on the Northerly Right-of-Way of Loop Road; thence in a Northeasterly direction along said Northerly Right-of-Way line to the True Point of Beginning.

Unofficial
Copy