



00002876202000006200030034

.When recorded return to:

Christopher P. Creagan  
325 Junko lane  
Woodland, WA 98674

## STATUTORY WARRANTY DEED

CTV9523

The Grantor, John M. Niemer and Lauren L. Niemer, Trustees of The John M. Niemer and Lauren L. Niemer Trust, executed the 29th of April, 2014

for and in consideration of Ten Dollars and other valuable consideration

in hand paid, conveys, and warrants to Christopher P. Creagan, a married man *cc*

the following described real estate, situated in the County of Skamania, State of Washington:

**SEE ATTACHED EXHIBIT "A"**

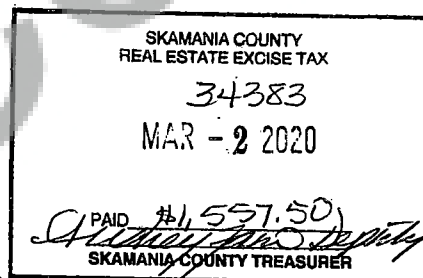
Abbreviated Legal: PTN LOT 4 JOHN NIEMER SHORT PLAT

Tax Parcel Numbers(s): 07062310100300 *LM 3/2/2020*

**SUBJECT TO** covenants, conditions, restrictions, reservations, easements and agreement of record, if any.

Dated: February 10, 2020

The John M. Niemer and Lauren L. Niemer Trust



*[Signature]*  
By Lauren L. Niemer, Trustee

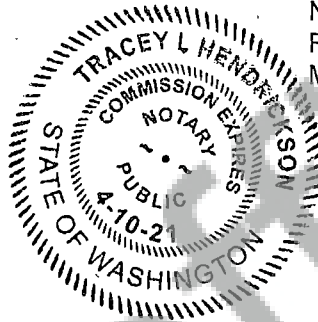
STATE OF **Washington**

} ss.

COUNTY OF **Skamania**

I certify that I know or have satisfactory evidence that, **Lauren L. Niemer** (is/are) the person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument, on oath stated that they are authorized to execute the instrument and acknowledge it as the **Trustee** of **The John M. Niemer and Lauren L. Niemer Trust** to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: **2-28-2020**



**Tracey L. Hendrickson**  
Notary Public in and for the State of Washington  
Residing at **Washougal**  
My appointment expires: **4/10/2021**

EXHIBIT "A"

THAT PORTION OF LOT 4 OF THE JOHN NIEMER SHORT PLAT RECORDED UNDER AUDITOR'S FILE NO. 2004153795 DESCRIBED AS FOLLOWS:

A TRACT OF LAND LOCATED IN A PORTION OF THE NORTHEAST QUARTER OF SECTION 23, TOWNSHIP 7, NORTH, RANGE 6 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID NORTHEAST QUARTER OF SECTION 23; THENCE SOUTH 01°20'10" WEST, ALONG THE WEST LINE OF SAID NORTHEAST QUARTER, FOR A DISTANCE OF 999.27 FEET;

THENCE SOUTH 89°15'21" EAST FOR A DISTANCE OF 100.01 FEET TO THE TRUE POINT OF BEGINNING;

THENCE SOUTH 89°15'21" EAST FOR A DISTANCE OF 1655.36 FEET;

THENCE SOUTH 25°00'00" EAST FOR A DISTANCE OF 49.09 FEET;

THENCE SOUTH 26°00'00" EAST FOR A DISTANCE OF 190.67 FEET;

THENCE SOUTH 56°00'00" EAST FOR A DISTANCE OF 213.55 FEET;

THENCE NORTH 89°17'49" WEST FOR A DISTANCE OF 1944.50 FEET;

THENCE NORTH 01°20'10" EAST FOR A DISTANCE OF 333.02 FEET TO THE TRUE POINT OF BEGINNING.

Skamania County Assessor

Date 3-2-20 Parcel# 02063310100300  
ZM