Skamania County, WA Total:\$104.50 DEED Pgs=2

2020-000708 03/26/2020 02:51 PM

Request of PAUL M LARSON

Paul M. Larson Larson Berg & Perkins PLLC 105 N. 3rd Street

WHEN RECORDED RETURN TO:

Yakima, WA 98901

SKAMANIA COUNTY REAL ESTATE EXCISE TAX

MAR 26 2020

PAIDULYCU 2 0237 HE ON 199 CT ASSOCIATION THEASURER

STATUTORY WARRANTY DEED
(Fulfillment)

Reference No(s). of related documents:

135374

Grantor:

Kenneth D. Henderson, as Personal Representative of the Estate of Irene

Dorothy Haworth

Grantees:

Kenneth D. Henderson and Rosalie Henderson, husband and wife

Abbreviated Legal Description:

PTN SW 1/4 SW 1/4 SECTION 14, TOWNSHIP 3 NORTH,

RANGE 10, EWM, SKAMANIA COUNTY, WASHINGTON. Complete Legal Description is on Page 1 of this instrument.

GiS.

Assessor's Tax Parcel ID No.:

03-10-14-00-0600-00

GRANTOR, **KENNETH D. HENDERSON**, as Personal Representative of the Estate of Irene Dorothy Haworth, for good and valuable consideration, in hand paid, conveys and warrants to GRANTEES, **KENNETH D. HENDERSON** and **ROSALIE HENDERSON**, husband and wife, the following described real estate:

A tract of land in the Southwest Quarter of the Southwest Quarter of Section 14, Township 3 North, Range 10 East of the Willamette Meridian, being more particularly described as follows:

Beginning at a point where the West line of said Section 14 intersects the centerline of the Cooks-Underwood Road as shown on plans on file in the county engineer's office, said point being 385 feet more or less north of the Southwest corner of Section 14; thence Southeasterly along the centerline of the Cooks-Underwood Road to the intersection with the centerline of the Northwestern Dam approach road as shown on plans on file in the county engineer's office dated January 30, 1964; thence Northerly along the centerline of the Northwestern Dam approach road 500 feet more or less to

the intersection with the centerline of the Old Cooks-Underwood Road; thence Westerly along the centerline of the Cooks-Underwood Road to the West line of said Section 14; thence South along said West line of Section 14 to the point of beginning;

EXCEPTING a 30 foot right of way parallel to all county roads herein described. The tract of land herein described excepting right of way for county roads.

Together with all (a) improvements located on said premises (if any); (b) rights of and appurtenances to said premises including all water, water rights, and easements that benefit said premises, and (c) oil, gas, and other mineral right interests Seller has in said premises (collectively with the land described above, the "Property").

By Order entered January 10, 2020, in the State of Washington Superior Court for Yakima County in Cause No. 20-4-00028-39, Grantor was authorized to perform and fulfill that certain real estate contract between Decedents Irene Dorothy Haworth and Lester L. Haworth and Grantees, dated June 13, 1999, recorded on June 9, 2019, under Skamania County Auditor's File No. 135374, and convey Decedents' interest in the Property to Grantees.

The covenants of warranty herein contained shall not apply to any title, interest or encumbrance arising by, through or under the purchaser in said contract, and shall not apply to any taxes, assessments or other charges levied, assessed or becoming due subsequent to the date of said contract.

Real Estate Excise Tax was paid on this sale or stamped exempt on June 9, 1999, Receipt No. 20237.

DATED this <u>21</u> day of <u>February</u>, 2020.

KENNETH D. HENDERSON, Personal Representative

of the Estate of Irene D. Haworth

STATE OF WASHINGTON

) ss.

COUNTY OF YAKIMAKlick: fat)

This record was acknowledged before me on <u>February 2</u> 2020 by **Kenneth D. Henderson**, as Personal Representative of the Estate of Irene Dorothy Haworth.

TERRY G. STREICH
NOTARY PUBLIC
STATE OF WASHINGTON
COMMISSION EXPIRES
MAY 19, 2020

NOTARY PUBLIC for the State of Washington.
My commission expires: May 19, 2020