

Skamania County, WA
Total: \$105.50
DEED
Pgs=3

2020-001100

05/14/2020 02:56 PM

Request of: COLUMBIA GORGE TITLE



WHEN RECORDED RETURN TO:

Gary Ryan Bong
6127 NE 105th Ave
Vancouver, WA 98662

Grantor: Lamplight Capital & Asset Management, LLC
Grantee: Gary Ryan Bong
Abbreviated Legal Description: Lot 10 Hidden Ridge Subdivision AF#2018000254
Additional Legal Description on Exhibit A
Assessor's Tax Parcel Number: 03-07-35-4-4-1010-00 *ym 5/14/2020*

BARGAIN AND SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, LAMPLIGHT CAPITAL & ASSET MANAGEMENT, LLC, a Texas limited liability company ("Grantor"), does hereby BARGAIN, SELL AND CONVEY to GARY RYAN BONG, a married man as his separate estate ("Grantee"), all of that certain real property in the County of Skamania, State of Washington, as more particularly described in Exhibit A attached hereto and made a part hereof, and all improvements thereon (the "Property").

This Property is conveyed to Grantee subject to all applicable zoning and building ordinances, liens, encumbrances, easements, covenants, conditions and restrictions of record, and any matters as would be disclosed by a survey or physical inspection of the Property, and the rights, restrictions, easements, interests and estates created or suffered or parties other than Grantor.

[Signature Page To Follow]

SKAMANIA COUNTY REAL ESTATE EXCISE TAX <i>34501</i> MAY 14 2020 PAID <i>1152.50</i> <i>cy deputy</i> SKAMANIA COUNTY TREASURER
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13 IN WITNESS WHEREOF, Grantor has caused this instrument to be executed on this
day of May, 2020.

"GRANTOR"

LAMPLIGHT CAPITAL & ASSET
MANAGEMENT, LLC, a Texas limited liability company

By: Chad E. Botkin
Name: CHAD E. BOTKIN
Title: PRESIDENT - Non Exec

STATE OF TEXAS)
COUNTY OF Fort Bend) ss.

On May 12, 2020 before me, Quinn Eli McArthur, Notary Public, personally appeared Chad E. Botkin, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of Texas that the foregoing paragraph is true and correct.

Witness my hand and official seal.

Quinn Eli McArthur
Notary Public

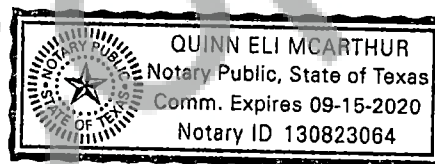


Exhibit A

Legal Description

Lot 10 of HIDDEN RIDGE SUBDIVISION, according to the recorded Plat thereof, recorded in Auditor's File Number 2018000254, in the County of Skamania, State of Washington.

Skamania County Assessor

Date 5-14-20 Parcel# 03073544101000
Jm