

When recorded return to:

Lauren Hirsh & Camden Stanke  
621 SE 168th Ave. Apt #37  
Vancouver, WA 98684

Filed for Record at Request of  
Columbia Gorge Title  
Escrow Number: S20-0178JA

## Statutory Warranty Deed

THE GRANTOR Milan Vatovec and Natasa Rajcic, Trustees of the Vatovec/Rajcic 2020 Living Trust dated February 17, 2020 for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to THE GRANTEE Lauren Hirsh, an unmarried woman and Camden Stanke, an unmarried man the following described real estate, situated in the County of Skamania, State of Washington:

Abbreviated Legal: Ptn Sec 30, T3N R10E W.M.

For Full Legal See Attached Exhibit "A"

SUBJECT TO SPECIAL EXCEPTIONS 8,9,10,11,12,13,14,15,16,17,18,19,20,21,22,23,24,25,26,27,28,29 OF THE PRELIMINARY TITLE REPORT DATED MAY 6, 2020 FILE NUMBER S20-0178KM. A COPY OF WHICH WAS PROVIDED TO THE GRANTOR AND GRANTEE HEREIN NAMED.

Tax Parcel Number(s): 03-10-30-0-0-0304-00, 03-10-30-0-0-0305-882

Dated 5/28/2020

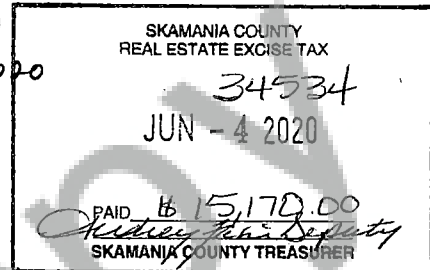
The Vatovec/Rajcic 2020 Living Trust dated  
February 17, 2020

By: Milan Vatovec, Trustee

Milan Vatovec

By: Natasa Rajcic, Trustee

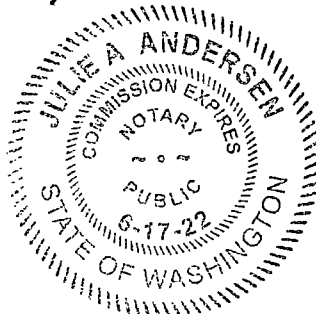
Natasa Rajcic



STATE OF Washington  
COUNTY OF Skamania } SS:

I certify that I know or have satisfactory evidence that Milan Vatovec and Natasa Rajcic  
is/are the person(s) who appeared before  
me, and said person(s) acknowledge that They signed this instrument, on oath stated They  
is/are authorized to execute the instrument and acknowledge that as the  
Trustees of The Vatovec/Rajcic 2020 Living Trust dated February 17, 2020  
to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: May 28, 2020



Julie A. Andersen

Notary Public in and for the State of Washington

Residing at Carson, Washington

My appointment expires: June 17, 2022

STATE OF Washington }  
COUNTY OF Skamania } SS:

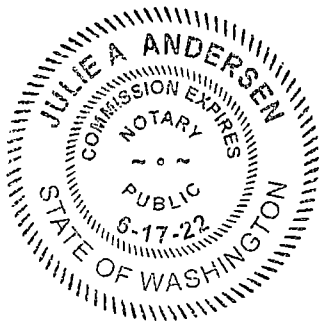
I certify that I know or have satisfactory evidence that **Milan Vatovec and Natasa Rajcic**

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 an purposes mentioned in this Statutory Warranty Deed.

Dated: May 28, 2020

Julie A Andersen

**Julie A Andersen**  
Notary Public in and for the State of Washington  
Commission Expires June 17, 2022



Unofficial Copy

## EXHIBIT A

PARCEL I: 03-10-30-0-0-0304-00

A parcel of land within a portion of Government Lots 1, 2 and 3, which lie within the Northwest Quarter of Section 30, Township 3 North, Range 10 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Beginning at a point on the West line of the Northwest Quarter of Section 30 which lies South 02° 14' 08" West, 910.00 feet from the Northwest corner thereof; thence South 79° 55' 45" East, 907.96 feet; thence South 30° 09' 33" East, 365.37 feet; thence South 56° 12' 30" West, 28.80 feet to the Northwest corner of that tract conveyed to Skamania County P.U.D. No. 1 by that particular instrument recorded in Book 125 at Page 34 of Deeds (which is marked with an iron rod with aluminum cap stamped 1943), thence South 02° 55' 45" West, 150 feet to an iron rod with aluminum cap stamped 1943; thence South 67° 13' 13" East, 55.89 feet to a point of curve at the Northerly right of way line of S.R. 14 having a radius of 1065 feet; thence Southwesterly along the arc of said curve (being concave to the Southeast through a central angle of 09° 59' 22" West for a distance of 185.68 feet (the chord of which bears South 59° 41' 11" West, 185.45 feet); thence South 66° 11' 25" East, 156.95 feet to a point in S.R. 14; thence South 40° 24' 47" East, 245.76 feet to the line of mean high water of the Columbia River; thence Southwesterly along said line 1688 feet to the West line of said Section 30; thence North 01° 32' 41" East, 373.06 feet to the Southwest corner of said Northwest Quarter; thence along the West line thereof North 02° 14' 08" East, 1675.07 feet to the point of beginning;

EXCEPTING THEREFROM that portion lying within S.R. 14 right of way;

FURTHER EXCEPTING THEREFROM that portion lying within Burlington Northern right of way;

Subject to a common easement created by and pursuant to Skamania County Superior Court Case No. 97-2-00127-9 in that particular instrument recorded in Book 202 at Pages 613-615; Also subject to easement and conditions granted to Skamania County P.U.D. No. 1 in those particular instruments recorded in Book 125 at Page 34 and in Book 208 at Pages 833-834; All records of Skamania County Auditor.

PARCEL II: 03-10-30-0-0-0305-82

A one-fourth interest in those portions of Government Lots 1, 2 and 3 in Section 30, Township 3 North, Range 10 East of the Willamette Meridian, in the County of Skamania, State of Washington, lying southerly of the line of mean high water of the Columbia River.

Skamania County Assessor

Date: 6-4-20 Parcel# 03/03000030400  
03/03000030582

JM