



When recorded return to:
Derek Larson and Tia Larson
Cabin 168 Northwoods
Cougar, WA 98616

Filed for record at the request of:

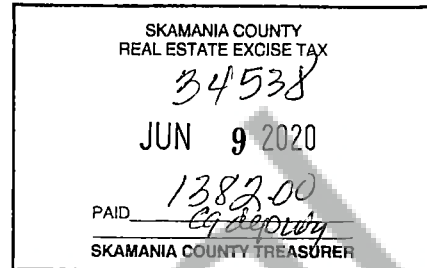


COMPANY OF WASHINGTON, INC.

1499 SE Tech Center Place, Suite 100
Vancouver, WA 98683

Escrow No.: 612864112 TB
CL16428

BILL OF SALE



For and in consideration of One Hundred Two Thousand And No/100 Dollars (\$102,000.00) the receipt of which is acknowledged Anthony James Clarke and Renee Anne Clarke, husband and wife ("Seller"), hereby sells, assigns, transfers and delivers to Derek Larson and Tia Larson, husband and wife ("Buyer"), all of Seller's right, title and interest in and to all items of personal property (the "Personal Property") described in Exhibit A attached hereto and made a part hereof.

Said personal property is currently located at:

- ☐ See Exhibit B attached hereto and made a part hereof.
- ☐ Street Address as follows:
- ☒ On the following described real property:

SEE LEGAL EXHIBIT ATTACHED HERETO AND MADE A PART HEREOF

Abbreviated Legal: (Required if full legal not inserted above.)

CABIN 168, Subdivision of NORTHWOODS

Tax Parcel Number(s): 96000168000000

Full Legal on Page 4

Seller warrants to Buyer that Seller has good title to the Personal Property; that Seller has the right and authority to sell, assign, transfer and deliver the Personal Property to Buyer; and that any interest of Seller in the Personal Property is free and clear of liens, security interests, encumbrances and adverse claims. Said Personal Property is otherwise transferred to Buyer herein in its "as-is-where-is" condition, and without any other representation or warranty of Seller, expressed or implied.

This Bill of Sale is intended to pass title to the Personal Property from Seller to Buyer irrespective of whether any of said Personal Property is correctly characterized as a fixture as a matter of law.

Dated: May 28, 2020

Anthony James Clarke

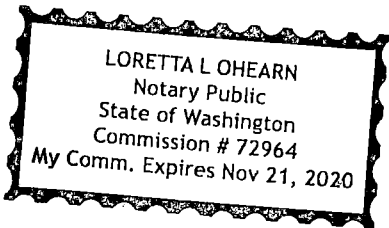
Renee Anne Clarke

BILL OF SALE
(continued)

State of Washington
County of Clark

I certify that I know or have satisfactory evidence that Anthony James Clarke and Renee Anne Clarke are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 5/29/2020



Loretta O'Hearn
Name: Loretta O'Hearn
Notary Public in and for the State of WA
Residing at: Ridgely
My appointment expires: 11/21/2020

Unofficial Copy

EXHIBIT "A" TO BILL OF SALE
Personal Property

Cabin and all personal property located thereon.

Unofficial
Copy

LEGAL DESCRIPTION TO BILL OF SALE

For APN/Parcel ID(s): 96000168000000

A LEASEHOLD ESTATE ARISING OUT OF A LEASE BETWEEN WATER FRONT RECREATION, INC., AS LESSOR, AND JAMES CREEL AND SANDRA CREEL, AS LESSEE, DATED APRIL 19, 1977, RECORDING NO. 84895, BOOK 5, PAGE 828. LESSEE'S INTEREST IN SAID LEASE WAS ASSIGNED TO ANTHONY JAMES CLARKE AND RENEE ANNE CLARKE BY INSTRUMENT RECORDED NOVEMBER 16, 2015 UNDER AUDITOR'S FILE NO. 2015002348, ON THE FOLLOWING DESCRIBED PROPERTY: LOT 168, AS SHOWN ON THE PLAT AND SURVEY ENTITLED "RECORD OF SURVEY FOR WATERFRONT RECREATION, INC.", DATED MAY 14, 1971, ON FILE AND OF RECORD UNDER AUDITOR'S FILE NO. 73635, AT PAGE 306 OF BOOK "J" OF MISCELLANEOUS RECORDS OF SKAMANIA COUNTY, WASHINGTON.

Skamania County Assessor

Date 6-9-20 Parcel# 96-000168
[Signature]