

When recorded return to:  
Ross E. Yocum  
919 NE 19th Ave Ste. 100  
Portland, OR 97232

Filed for record at the request of:



COMPANY OF WASHINGTON, INC.

655 W. Columbia Way, Suite 200  
Vancouver, WA 98660

Escrow No.: 612866025

Title No.: S20-0478KM

### STATUTORY WARRANTY DEED

THE GRANTOR(S) Robert M. Miller and Shigeko Miller, husband and wife  
for and in consideration of Ten And No/100 Dollars (\$10.00) and other valuable consideration  
in hand paid, conveys, and warrants to Ross E. Yocum, an unmarried man

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

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

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

Lots C-29 & C-30 RELOCATED NORTH BONNEVILLE BK B/PG 30

Tax Parcel Number(s): 02072013350000, 02072013360000

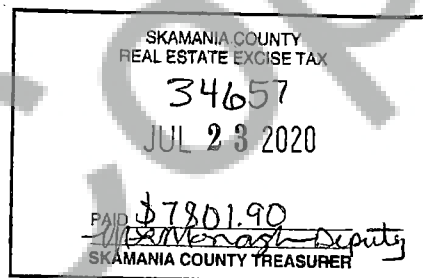
*Im 7/22/2020*

Subject to:

SEE EXHIBIT "B" ATTACHED HERETO AND MADE A PART HEREOF

Dated: July 20, 2020

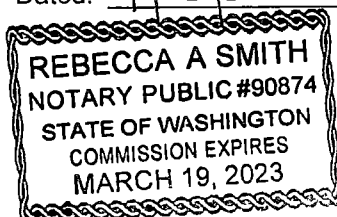
*Robert M. Miller*  
Robert M. Miller  
*Shigeko Miller*  
Shigeko Miller



State of WASHINGTON  
County of SKAMANIA

I certify that I know or have satisfactory evidence that Robert M. Miller and Shigeko Miller 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: 7/22/2020



*Rebecca A. Smith*  
Name: Rebecca A. Smith  
Notary Public in and for the State of WA  
Residing at: Vancouver  
My appointment expires: March 19, 2023

**EXHIBIT "A"**  
Legal Description

**For APN/Parcel ID(s): 02072013350000 and 02072013360000**

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Parcel I 02-07-20-1-3-3600-00:

Lot C-29 of the REPLAT OF RELOCATED NORTH BONNEVILLE - CBD, Sheet 8 of 10 Sheets, recorded in Book 'B' of Plats, Page 14, Auditor File No. 83466. Also recorded in Book 'B' of Plats, Page 30, Auditor File No. 84429, in the County of Skamania, State of Washington.

Together with the South 27.5 feet of Lot C-30 of the Replat of Relocated North Bonneville - CBD, Sheet 8 of 10 Sheets, recorded in Book 'B' of Plats, Page 14, Auditor File No. 83466. Also recorded in Book 'B' of Plats, Page 30, Auditor File No. 84429, in the County of Skamania, State of Washington.

Parcel II 02-07-20-1-3-3500-00:

Lot C-30 of the REPLAT OF RELOCATED NORTH BONNEVILLE - CBD, Sheet 8 of 10 Sheets, recorded in Book 'B' of Plats, Page 14, Auditor File No. 83466. Also recorded in Book 'B' of Plats, Page 30, Auditor File No. 84429, in the County of Skamania, State of Washington.

Except the South 27.5 feet of said Lot C-30, also recorded in Auditor File No. 2004154873.

Skamania County Assessor

Date 7-23-20 Parcel# 02072013350000  
02072013360000  
*YM*

## EXHIBIT "B"

### Exceptions

1. Taxes and Assessments as they become due and payable.
2. Conditions, Restrictions and Easements, including the terms and provisions thereof, as shown on the recorded plat of RELOCATED NORTH BONNEVILLE BK B/PG 30.  
See recorded plat for details
3. Reserving to the United States of America the right to grant easements to public utilities to erect, construct, operate and maintain public utility facilities on, over and under the utility easement(s), if any, as shown on said recorded plats.
4. Reservation of Oil, Gas and Other Minerals as contained in Reservations, including the terms and provisions thereof:

Grantor : David A. Ball and Leslie P. Ball, Husband and Wife

Grantee : Leslie P .Ball

Recorded : February 8, 2006

As : 2006160527

"The scheduling of this exceptions does not alter or limit the scope of exception 3 pertaining to minerals and other substances nor does this exception constitute any statement about or coverage as to the ownership of this specific interest nor does the scheduling of this interest imply that all leases, grants, exceptions or reservations of interests are scheduled."