



When recorded return to:
Kyle C. Dickerson and Katie Dickerson
0 Skye Meadow Drive
Washougal, WA 98671

Filed for record at the request of:

Fidelity National Title

COMPANY OF WASHINGTON, INC.

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

Escrow No.: 612863560 **ANT**
CL16379

STATUTORY WARRANTY DEED

THE GRANTOR(S) Chris McNealy and Andrea McNealy, 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 ~~Kyle C. Dickerson and Katie Dickerson, husband and wife~~
Katie Laray Dickerson and Kyle Camblin Dickerson, wife and husband
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.)

LOT 1 OF SKYE PRAIRIE ESTATES SHORT PLAT AUDITOR FILE NO. 2019-001393

Tax Parcel Number(s): 02053000011100 **(M) Full Legal on Page 3**

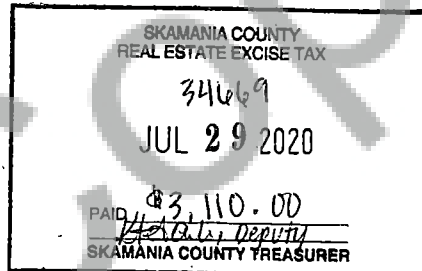
Subject to:

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

Dated: **7/10/20**

Chris McNealy

Andrea McNealy



State of WASHINGTON
County of SKAMANIA

I certify that I know or have satisfactory evidence that Chris McNealy and Andrea McNealy 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: **7/10/20**

Name: **Anne Taylor**
Notary Public in and for the State of **WA**
Residing at: **Vanouver**
My appointment expires: **7/29/23**

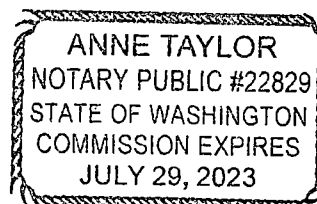



EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): 02053000011100

**EXHIBIT "A" LOT 1 OF THE SKYE PRAIRIE ESTATES SHORT PLAT RECORDED UNDER
AUDITOR FILE NO. 2019001393, RECORDS OF SKAMANIA COUNTY, WASHINGTON.**

Skamania County Assessor

Date 7-29-20 Parcel # 2-5-30-111


Unofficial
Copy

EXHIBIT "B"
Exceptions

1. Property taxes, which are a lien not yet due and payable, including any assessments collected with taxes to be levied for the year .

2. **ELECTRIC AND TELEPHONE LINES**
LIABILITY FOR FUTURE ASSESSMENTS FOR IMPROVEMENTS LOCATED ON SAID LAND.

EASEMENT AND THE TERMS AND CONDITIONS THEREOF:
PURPOSE:
RECORDED: February 22, 1995
AUDITOR'S FILE NO.: BOOK 148, PAGE 359, 121681
AREA AFFECTED: SAID PREMISES AND OTHER PROPERTY
INGRESS, EGRESS AND UTILITIES

EASEMENT AND THE TERMS AND CONDITIONS THEREOF:
PURPOSE:
RECORDED: July 31, 2019
AUDITOR'S FILE NO.: 2019001320
AREA AFFECTED: SAID PREMISES

3. **ROAD MAINTENANCE AGREEMENT**
AGREEMENT AND THE TERMS AND CONDITIONS THEREOF:
REGARDING:
RECORDED: October 03, 2019
AUDITOR'S FILE NO.: 2019001895

4. **DEDICATIONS, RESTRICTIVE COVENANTS, EASEMENTS, BUILDING SET BACK LINES, SLOPE RIGHTS, AND RESERVATIONS, AS DISCLOSED ON THE FACE OF SAID PLAT.**
EASEMENT DELINEATED ON THE FACE OF THE PLAT OF SAID SUBDIVISION; FOR WELL PROTECTION. (AFFECTS SAID PREMISES)
EASEMENT DELINEATED ON THE FACE OF THE PLAT OF SAID SUBDIVISION; FOR INGRESS, EGRESS AND UTILITIES. (AFFECTS SAID PREMISES)
EASEMENT DELINEATED ON THE FACE OF THE PLAT OF SAID SUBDIVISION; FOR STORMWATER POND. (AFFECTS SAID PREMISES)