



AFTER RECORDING MAIL TO:

James O. Maxwell III and Domineque Lamoreaux-Maxwell

1672 NW Suncu CT  
Camas WA 98607

Filed for Record at Request of: WFG National Title Company of Clark County WA, LLC  
Escrow Number: 20-342431

### Statutory Warranty Deed

Abbreviated Legal: Ptn. Sec 23, T4N, R7E WM

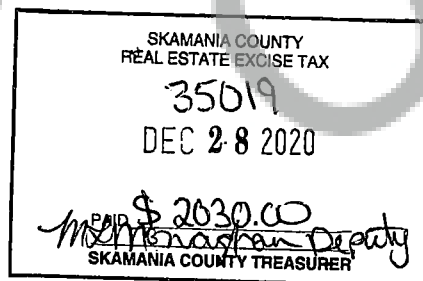
Additional legal(s) on page: 3

Assessor's Tax Parcel Number(s): 04-07-23-3-4-2600-00

THE GRANTOR Lane Desmet, as Personal Representative of the Estate of Judith W. Jones, deceased, pursuant to Skamania County Superior Court Case No. 20-4-00019-30, for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to James O. Maxwell III and Domineque Lamoreaux-Maxwell, husband and wife, the following described real estate, situated in the County of Skamania, State of Washington:

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

SUBJECT TO: Covenants, conditions, restrictions, easements and encumbrances of record as of the date hereof.



Dated this 18th day of December, 2020

Estate of Judith W. Jones

By: Lane Desmet Date: 12/18/2020  
Lane Desmet, Personal Representative

STATE OF WASHINGTON }  
County of Clark } SS.

I certify that I know or have satisfactory evidence that Lane Desmet is/are the person(s) who appeared before me, and said person(s) acknowledged that (he/she/they) signed this instrument, on oath stated that (he/she/they) was/are authorized to execute the instrument and acknowledged it as the personal representative of Lane Desmet, as Personal Representative of the Estate of Judith W. Jones to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in the instrument.

Dated this 18th day of December, 2020

Matthew G. Ellis  
Notary Public in and for the State of WASHINGTON  
Residing at: Vancouver, WA  
My appointment expires: 11/6/2024

NOTARY PUBLIC  
STATE OF WASHINGTON  
MATTHEW G. ELLIS  
MY COMMISSION EXPIRES  
NOVEMBER 06, 2024  
COMMISSION #139722

**EXHIBIT "A"**  
**LEGAL DESCRIPTION TO STATUTORY WARRANTY DEED**

BEGINNING AT A POINT IN THE CENTER OF WIND RIVER 360 FEET NORTH OF THE NORTHERLY LINE OF BLAISDELL TRACT IN SECTION 23, TOWNSHIP 4 NORTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN, AS SHOWN BY THE OFFICIAL PLAT THEREOF RECORDED AT PAGE 83, BOOK 'A' OF PLATS, RECORDS OF SKAMANIA COUNTY, WASHINGTON; THENCE IN AN EASTERLY DIRECTION IN A STRAIGHT LINE TO A POINT ON THE SOUTHERLY LINE OF THE OLD COUNTY ROAD WHICH IS 400 FEET NORTH OF THE NORTHERLY LINE OF SAID BLAISDELL TRACT; THENCE ALONG THE SOUTHERLY AND WESTERLY LINE OF SAID OLD ROAD IN A NORTHERLY DIRECTION TO THE NORTH LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 23, TOWNSHIP 4 NORTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN; THENCE WESTERLY ALONG THE SAID NORTH LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER TO THE CENTER LINE OF WIND RIVER; THENCE SOUTHERLY FOLLOWING THE CENTER LINE OF WIND RIVER TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM THAT PORTION CONVEYED TO GEORGE A. GROSS AND SHIRLEY GROSS BY DEED DATED JANUARY 5, 1939, RECORDED JANUARY 5, 1939 AT PAGE 292, BOOK 27 OF DEED RECORDS OF SKAMANIA COUNTY.

SITUATE IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON.

Skamania County Assessor

Date 12/28/20 Parcel # 4-7-23-3-4-26 00