

When recorded return to:  
Zachary Wilson and Ann P. Wilson  
422 Dobbins Road  
Washougal, WA 98671

Filed for record at the request of:



CHICAGO TITLE  
COMPANY OF WASHINGTON

4601 NE 77th Ave., Suite 120  
Vancouver, WA 98662-6730

Escrow No.: 622-141964

### STATUTORY WARRANTY DEED

THE GRANTOR(S) Lary DeLoach and Jill DeLoach, husband and wife  
for and in consideration of Ten And No/100 Dollars (\$10.00) and other good and valuable  
consideration  
in hand paid, conveys, and warrants to Zachary Wilson and Ann P. Wilson, husband and wife

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.)

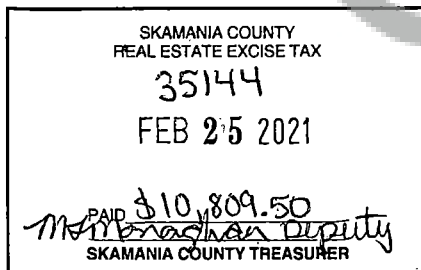
Ptn. Sec 20 T2N, R5E, W.M.

Tax Parcel Number(s): 02052000010500

Subject to:

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

X ZLW  
X AW



STATUTORY WARRANTY DEED  
(continued)

Dated: February 17, 2021

Lary DeLoach  
Lary DeLoach  
Jill DeLoach  
Jill DeLoach

State of WASHINGTON ~~WA~~  
County of ~~SKAMANIA~~ CLALLAM

I certify that I know or have satisfactory evidence that Lary DeLoach and Jill DeLoach 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: FEBRUARY 23, 2021  
Heather Higgins  
Name: HEATHER HIGGINS  
Notary Public in and for the State of WASHINGTON  
Residing at: CLALLAM COUNTY  
My appointment expires: SEPTEMBER 10, 2024

Notary Public  
State of Washington  
Heather Higgins  
Commission No. 20110531  
Commission Expires 09-10-24

**EXHIBIT "A"**  
Legal Description

**For APN/Parcel ID(s): 02052000010500**

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A tract of land in the Northeast Quarter of the Northeast Quarter of Section 20, Township 2 North, Range

5 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Beginning at the Southeast corner of the Northeast Quarter of Section 20, Township 2 North, Range 5 East of the Willamette Meridian; thence North 1°23'49" East along the East line of said Northeast Quarter

1,374.90 feet to the true point of beginning; thence continuing North 1°23'49" East along said East line 599.37 feet to the Southeast corner of the Northeast quarter of the Northeast quarter of the Northeast quarter of Section 20; thence North 88°12'57" West along the South line of the North half of the Northeast quarter of the Northeast quarter of said Section 20, 654.18 feet to the center of a private road

more particularly described on short plat approval recorded at pages 43 and 43J of Book 1 of Short Plats,

Auditor File No. 82512, records of Skamania County, Washington; thence Southerly along the center of said road to a point that bears North 88°12'57" West from the true point of beginning; thence South 88°12'57" East 710.57 feet to the true point of beginning.

Also known as Lot 5, DOBBINS Short Plat, recorded in Book 1 of Short Plats, Page 43, Skamania County Records.

Skamania County Assessor

Date 2/25/21 Parcel# 2-5-20-105

## EXHIBIT "B"

### Exceptions

1. Taxes and Assessments as they become due and payable.
2. Rights of the public in and to any portion of the herein described premises lying within the boundaries of streets, roads or highways.
3. Agreement, including the terms and provisions thereof:  
Regarding : Private Road  
Recorded : January 25, 1969  
Book : 112  
Page : 801
4. Conditions, Restrictions and Easements, including the terms and provisions thereof, as shown on the recorded plat of DOBBINS Short Plat Book 1, Page 43.  
See recorded plat for details