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WHEN RECORDED RETURN TO:

Michael J LaGrange and Irina Z LaGrange
431 Laurel Lane
Washougal, WA 98671

File No.: 818319

Filed for Record at Request of: **Stewart Title Company**

STATUTORY WARRANTY DEED

THE GRANTOR(S), **Alan L. Harness and Marcella J. Harness, husband and wife** for and in consideration of Ten Dollars and other valuable consideration in hand paid, conveys, and warrants to **Michael J LaGrange and Irina Z LaGrange, husband and wife** the following described real estate, situated in the County of Skamania, State of Washington:

PARCEL I: 02-05-32-3-0-0300-00

A tract of land lying in the Northeast Quarter of the Southwest Quarter of Section 32, Township 2 North, Range 5 East of the Willamette Meridian, and in the Plat of WASHOUGAL RIVERSIDE TRACTS, Book A, Page 80, in the County of Skamania, State of Washington, described as follows:

Beginning at the Northwest corner of said Southwest Quarter as shown on the Record of Survey filed under Auditor File Number 2007166010, records of said County, Thence South 86° 15' 31" East 1731.90 feet; Thence South 03° 44' 29" West 0.99 feet to a ½" iron rod marked with a Robert Glaeser cap; Thence South 86° 18' 46" East 232.89 feet to the Northwest corner of Lot 38; Thence South 08° 56' 58" East 104.69 feet to the Northwest corner of Revised Lot 37 and to the true point of beginning; Thence South 08° 56' 58" East 82.16 feet to the Southwest corner of said Lot; Thence South 75° 06' 43" East 58.60 feet, North 86° 51' 18" East 51.69 feet and South 86° 46' 23" East 131.22 feet, along the Revised South line of said Revised Lot 37 to the Southeast corner of said Lot; Thence North 33° 16' 19" East 73.75 feet to the Northeast corner of said Lot; Thence North 82° 23' 05" West 295.10 feet to the true point of beginning.

Subject to: This conveyance is subject to covenants, conditions, restrictions and easements, if any affecting title which may appear in the public record, including those shown on any recorded plat or survey.

Abbreviated Legal:

Tax Parcel Number(s): 02-05-32-3-0300-00

Skamania County Assessor

Skamania County

Date 3/18/21 Parcel # 2-5-32-3-300

Real Estate Excise Tax

35188

02 05 32 3 0 030000

MAR 18 2021

PAID

\$ 7,581.20

Skamania County Treasurer

[Signature]

Dated: March, 17, 2021

Alan L. Harness
Alan L. Harness

Marcella J. Harness
Marcella J. Harness

State of Washington
County of Clark

ss.

I certify that I know or have satisfactory evidence that Alan L. Harness and Marcella J. Harness is/are the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: March 17, 2021

Stephanie Lee Dwyer
Notary name printed or typed: Stephanie Lee Dwyer
Notary Public in and for the State of Washington
Residing at Charlottesville
My appointment expires: 9-26-24

