

When recorded return to:

Nathan Ross Nalevanko
715 N. Shaver St., Apt. A
Portland, OR 97227

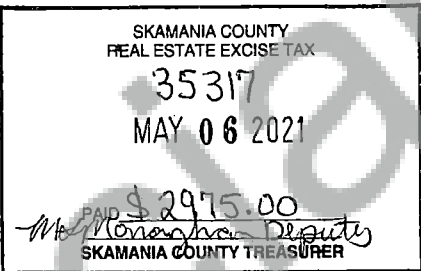
Filed for Record at Request of
Columbia Gorge Title
Escrow Number: S21-0290JA

Statutory Warranty Deed

THE GRANTOR Jay Hafford and Theo Hafford, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to THE GRANTEE Nathan Ross Nalevanko, a single man the following described real estate, situated in the County of Skamania, State of Washington:

Abbreviated Legal: Lot 4 Iman Loop S/P #2006160461

For Full Legal See Attached Exhibit "A"



SUBJECT TO SPECIAL EXCEPTIONS 7,8,9,10,11,12,13,14,15,16,17,18 OF THE PRELIMINARY TITLE REPORT DATED APRIL 19, 2021 FILE NUMBER S21-0290KM. A COPY OF WHICH WAS PROVIDED TO THE GRANTOR AND GRANTEE HEREIN NAMED.

Tax Parcel Number(s): 03-07-35-4-4-0812-00

Dated 5/5/2021


Jay Hafford



Theo Hafford

STATE OF Washington }
COUNTY OF Skamania } SS:

I certify that I know or have satisfactory evidence that Jay Hafford and Theo Hafford

are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledge it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: May 5, 2021


Julie A Andersen
Notary Public in and for the State of Washington
Residing at Carson, Washington
My appointment expires: June 17, 2022

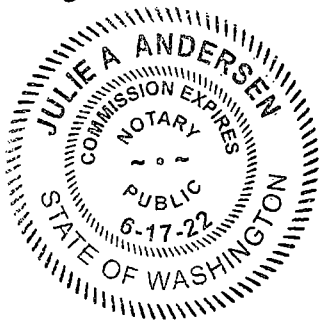


EXHIBIT A

A tract of land in Section 35, Township 3 North, Range 7 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Commencing at a point on the North Right-of-Way of Loop Road, also being the Southernmost common corner of Lot 2 and Lot 3 of the IMAN LOOP Short Plat, recorded under Auditor File Number 2006160461;

Thence Northerly along the common line of Lot 2 and Lot 3 North $05^{\circ} 32' 04''$ West, a distance of 150.90 feet;

Thence along the North boundary of said Short Plat the following courses;

North $89^{\circ} 12' 20''$ West, a distance of 435.06 feet; thence North $02^{\circ} 33' 32''$ West, a distance of 125.12 feet; thence South $68^{\circ} 01' 18''$ West, a distance of 343.37 feet to the Point of Beginning;

Thence South $08^{\circ} 48' 10''$ East, a distance of 151.57 feet;

Thence South $49^{\circ} 47' 19''$ East, a distance of 164.06 feet to a point on the North Right-of-Way of Loop Road and the beginning of a curve concave to the southeast having a radius curve of 730.00 feet and a central angle of $10^{\circ} 27' 11''$ and being subtended by a chord which bears South $53^{\circ} 35' 48''$ West 133.00 feet; thence along said Right-of-Way southwesterly along said curve, a distance of 133.18 feet;

Thence South $48^{\circ} 22' 13''$ West tangent to said curve, a distance of 174.81 feet to the beginning of a curve tangent to said line;

Thence southwesterly a distance of 88.42 feet along the curve concave to the northwest, having a radius of 470.00 feet and a central angle of $10^{\circ} 46' 43''$ and being subtended by a chord which bears South $53^{\circ} 45' 34''$ West, a distance of 88.29 feet;

Thence North $30^{\circ} 51' 05''$ West, a distance of 10.00 feet to the beginning of a curve concave to the north having a radius of 460.00 feet and a central angle of $18^{\circ} 26' 53''$ and being subtended by a chord which bears South $68^{\circ} 22' 22''$ West, a distance of 147.47 feet; thence southwesterly along said curve, a distance of 148.11 feet;

Thence North $02^{\circ} 03' 53''$ West, a distance of 531.57 feet;

Thence South $33^{\circ} 38' 20''$ East, a distance of 125.68 feet;

Thence South $59^{\circ} 59' 21''$ East, a distance of 88.00 feet;

Thence North $60^{\circ} 14' 07''$ East, a distance of 119.83 feet;

Thence North $34^{\circ} 00' 25''$ East, a distance of 128.65 feet to the Point of Beginning.

Skamania County Assessor

Date 5/6/21 Parcel# 3-7-35-4-4-812
