

Skamania County, WA
Total: \$106.50
DEED
Pgs=4

2021-001719

05/17/2021 12:48 PM

Request of: SDS LUMBER COMPANY



00008700202100017190040046

FILED FOR RECORD AT THE REQUEST OF

Attention: Leslie Campbell

Four Oaks, LLC
PO Box 368
White Salmon, WA 98672

Type of Document:

QUITCLAIM DEED

Grantor:

S.D.S. Co., L.L.C., a Washington limited liability company

Grantee:

Four Oaks, LLC, a Washington limited liability company

Abbreviated Legal Description and Tax Parcel Numbers:

Ptns. SE1/4 of the NW ¼ and Govt Lot 2 in Sec. 22, Twn. 3 N., Rng. 10 E., W.M.

APNs: 03102200090100; 03102200090106

G.S.

Skamania County
Real Estate Excise Tax

35348

MAY 17 2021

PAID

\$ 384.32

Skamania County Treasurer

Shirley Jean Deputy

QUITCLAIM DEED

The Grantor, **S.D.S. Co., L.L.C.**, ("Grantor"), a Washington limited liability company, for and in consideration of TEN AND NO/100 DOLLARS (\$10.00) in hand paid, conveys and quitclaims to **Four Oaks, LLC**, a Washington limited liability company ("Grantee") all of Grantor's reserved right, title and interest in the real property conveyed to Grantee in that certain Statutory Warranty Deed recorded July 23, 2013 as Instrument No. 2013001579, Official Records of Skamaina County, Washington (the "Prior Deed"), including Grantor's reserved rights in the Timber Harvest Agreement Area, as that term is used in the Prior Deed, which is more particularly described in **Exhibit A** attached hereto, insofar as it is contained in the real property conveyed to Grantee in the Prior Deed:

Dated: April 22, 2021.

S.D.S.CO., L.L.C.,
a Washington limited liability company


By: Jeff Webber
Its: President

STATE OF WASHINGTON)

COUNTY OF Klickitat) ss.)

On this 22 day of April, 2021, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Jeff Webber, to me known to be the President of S.D.S. Co., L.L.C., a Washington limited liability company, that executed the foregoing instrument and acknowledged the said instrument to be the free and voluntary act and deed of said limited liability company, for the uses and purposes therein mentioned, and on oath stated that he is authorized to execute the said instrument.

NOTARY PUBLIC
STATE OF WASHINGTON
KAREN M MERTEN
MY COMMISSION EXPIRES
FEBRUARY 15, 2025
COMMISSION # 164689

Karen M Merten

Notary Public in and for the State of Washington

My Appointment expires: 02/15/2025

Unofficial
Copy

EXHIBIT A TO DEED

DESCRIPTION OF TIMBER HARVEST AGREEMENT AREA

The following real property, insofar as it is contained in the real property conveyed to Grantee in the Prior Deed:

ALL OF THAT LAND LOCATED IN THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 22, TOWNSHIP 3 NORTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN.

ALSO THAT PORTION OF GOVERNMENT LOT 2 OF SECTION 22, TOWNSHIP 3 NORTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF GOVERNMENT LOT 2; THENCE SOUTH $01^{\circ}07'18''$ WEST, 225.68 FEET ALONG THE EAST LINE OF SAID GOVERNMENT LOT 2; THENCE NORTH $89^{\circ}01'20''$ WEST, 1330.59 FEET TO A POINT ON THE WEST LINE OF SAID GOVERNMENT LOT 2; THENCE NORTH $00^{\circ}58'40''$ EAST, 224.10 FEET ALONG THE WEST LINE OF SAID GOVERNMENT LOT 2 TO THE NORTHWEST CORNER THEREOF; THENCE SOUTH $89^{\circ}05'24''$ EAST, 1331.16 FEET ALONG THE NORTH LINE OF SAID GOVERNMENT LOT 2 TO THE POINT OF BEGINNING.

Skamania County Assessor

Date 5/13/21 Parcel# 3-10-22-901
6.5.