

Request of: KAREN RUTLEDGE



WHEN RECORDED RETURN TO:

Karen Rutledge
189 NW Del Ray Ave
Stevenson, WA 98648

SKAMANIA COUNTY
REAL ESTATE EXCISE TAX

35593
AUG 09 2021

PAID Exempt
KSA Deputy
SKAMANIA COUNTY TREASURER

Please print or type information **Washington State Recorder's Cover Sheet** (RCW 65.04)

DOCUMENT TITLE(S) (or transaction contained therein) (all areas applicable to your document must be filled in)

Quit Claim Deed

REFERENCE NUMBER(S) of Documents assigned or released:

Additional numbers on page ____ of document.

GRANTOR(S):

1. Cesar Lionel Hernandez ^{Arevalo} 2. Soniq Maritza Diaz Diaz
3. _____ 4. _____

Additional names on page ____ of document.

GRANTEE(S):

1. Karen E. Rutledge 2. Patrick B. Rice
3. _____ 4. _____

Additional names on page ____ of document.

LEGAL DESCRIPTION (Abbreviated: i.e. Lot, Block, Plat or Section, Township, Range, Quarter):

Complete legal on page ____ of document.

Assessor's Property Tax Parcel #

03073644110100

Additional parcel numbers on page ____ of document.

The Auditor/Recorder will rely on the information provided on this form. The staff will not read the document to verify the accuracy or completeness of the indexing information.

"I am signing below and paying an additional \$50.00 recording fee (as provided in RCW 36.18.010 and referred to as an emergency nonstandard document), because this document does not meet margin and formatting requirements. Furthermore, I hereby understand that the recording process may cover up or otherwise obscure some part of the text of the original document as a result of this request."

Signature of Requesting Party

Note to Submitter: Do NOT sign above nor pay additional \$50 fee if the document meets margin/formatting requirements.

This instrument was prepared by:

Karen E Rutledge
189 NW DEL RAY AVE
STEVENSON, WA 98648

After recording, mail document
and tax statements to:

Karen E. Rutledge, Patrick B. Rice
189 NW DEL RAY AVE
STEVENSON, WA 98648
03073644110100
G.S.

QUITCLAIM DEED

This Quitclaim Deed (the "Deed") is made effective this 09 day of August, 2021 (the "Effective Date") between Cesar Lionel Hernandez Arevalo, Sonia Maritza Diaz Diaz, (the "Grantor"), individuals whose mailing address is 101 Wedrick Rd, STEVENSON, WA 98648, and Karen E. Rutledge, Patrick B. Rice (the "Grantee"), a married couple whose mailing address is 189 NW DEL RAY AVE, STEVENSON, WA 98648.

WITNESSETH, that the Grantor, for and in consideration of the sum of \$10.00 (United States Dollars) and other good and valuable consideration, to it in hand paid by Grantee, the receipt whereof is hereby acknowledged, does hereby quitclaim, convey and release unto Grantee all interest Grantor has, if any, in the real property (the "Property") located in Skamania County, Washington, and more particularly described as follows:

See Exhibit A

The Property is not homestead of the Grantor.

TO HAVE AND TO HOLD unto said Grantee, its successors and assigns, forever.

Grantor declares that the transfer is exempt from any documentary transfer taxes.

EXECUTED this 9th day of August, 2021

Cesar Hernandez
Grantor Signature

Cesar Lionel Hernandez Arevalo
Grantor Name

Sonia Diaz
Grantor Signature

Sonia Maritza Diaz Diaz
Grantor Name

Karen E Rutledge
Grantee (Spouse) Signature

Karen E. Rutledge
Grantee (Spouse) Name

Patrick B Rice
Grantee (Spouse) Signature

Patrick B. Rice
Grantee (Spouse) Name

ACKNOWLEDGEMENT OF NOTARY PUBLIC

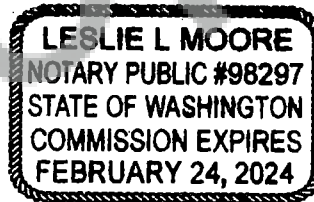
STATE OF WASHINGTON.

COUNTY OF SKAMANIA.

On this day, personally appeared before me, Cesar Lionel Hernandez Arrevelo / Sonia Maritza Diaz Diaz ~~Karen E Rutledge / Patrick B. Rice~~ to me known to be the person(s) described in and who executed the within instrument, and acknowledged that they signed the same as their voluntary act and deed, for the uses and purposes therein mentioned.

Witness my hand and official seal hereto affixed on this 9th day of August, 2021.

Leslie L Moore
Notary's Public Signature



2/24/2024 (Date)
My Commission Expires

EXHIBIT "A"

A portion of the Shepard Donation Land Claim, situated in the Southeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 36, Township 3 North, Range 7 East, Willamette Meridian, being more particularly described as follows: Beginning at the $\frac{5}{8}$ " x 30" Rebar with Yellow Plastic Cap inscribed "KC Dev. LS 38028" marking a point on the North line of Lot 1, Block 2, First Addition to Meldan Acre Tracts, a Plat of Record in Book A, Page 93, Skamania County Plat Records, which bears $S64^{\circ}07'35''W$, 69.88 from the Northeast Corner of Tract A of said Block 2; thence leaving said line, $S25^{\circ}54'20''E$, 100.06 feet to the Northerly Right of Way line of Del Ray Avenue, a 40.00 foot wide public street; thence along said line, $564^{\circ}03'55''W$, 69.93 feet to the Southwest Corner of Lot 2 of said Block 2; thence along the Westerly line of said Lot 2, $N25^{\circ}52'33''W$, 100.14 feet to the Northwest Corner thereof; thence along the North line of said Lot 2, and continuing along the North line of said Lot 1, $N64^{\circ}07'35''E$, 69.88 feet to the point of Beginning.

Grantor does hereby convey, release and quitclaim all of the Grantor's rights, title, and interest in and to the above described property and premises to the Grantee(s), and to the Grantee(s) heirs and assigns forever, so that neither Grantor(s) nor Grantor's heirs, legal representatives or assigns shall have, claim or demand any right title to the property, premises, or appurtenances, or any part thereof.

Skamania County Assessor

Date 8/9/21 Parcel# 3-7-36-4-4-1101-00
65.