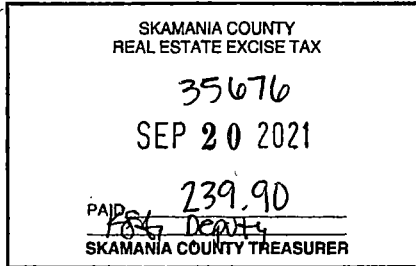


Skamania County, WA 2021-003171
Total: \$205.50
DEED 09/20/2021 09:00 AM
Pgs=3
Request of: COLUMBIA GORGE TITLE
00010483202100031710030030

AFTER RECORDING MAIL TO:

Wilson Oil, Inc
PO Box 69
Longview, WA 98632



Filed for Record at Request of:
First American Title Insurance Company National Commercial
Services

Space above this line for Recordors use only

STATUTORY WARRANTY DEED

File No: **NCS-1071870-OR1 (RM)**

Date: 9-14-2021

Grantor(s): **James I Irwin and Shirley L Irwin, husband and wife**

Grantee(s): **Wilson Oil, Inc, a Washington corporation**

Abbreviated Legal: **Lot 2 of the James Irwin Short Plat Auditors File No. 2020002870**

Additional Legal on page: -----

Assessor's Tax Parcel No(s): **03081740100500**

THE GRANTOR(S) James I Irwin and Shirley L Irwin, husband and wife for and in consideration of **Ten Dollars and other Good and Valuable Consideration**, in hand paid, conveys, and warrants to **Wilson Oil, Inc, a Washington corporation**, the following described real estate, situated in the County of **Skamania**, State of **Washington**.

LEGAL DESCRIPTION: Real property in the County of Skamania, State of Washington, described as follows:

A TRACT OF LAND IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 17, TOWNSHIP 3 NORTH, RANGE 8 EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON, DESCRIBED AS FOLLOWS:

LOT 2 OF THE JAMES IRWIN SHORT PLAT, RECORDED IN AUDITOR'S FILE NO. 2020002870, SKAMANIA COUNTY RECORDS.

Subject To: Exhibit A

Skamania County Assessor

Date 9/20/21 Parcel # 3-8-17-4-1005

James I. Irwin
James I Irwin

Shirley L. Irwin
Shirley L Irwin

STATE OF WASHINGTON)
COUNTY OF SKAMANIA)-ss
)

I certify that I know or have satisfactory evidence that **James I Irwin and Shirley L Irwin**, 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: 9/14/2021

Lisa M. Austin

Notary Public in and for the State of WA
Residing at: STEVENSON
My appointment expires: 2/15/2023

NOTARY PUBLIC
STATE OF WASHINGTON
LISA M. AUSTIN
MY COMMISSION EXPIRES
FEBRUARY 15, 2023
COMMISSION # 151815

Exhibit "A"

1. Conditions, Restrictions and Easements, including the terms and provisions thereof, as shown on the recorded plat of the Ray Irwin Short Plat recorded in Book 2, Page 38.
See recorded plat for details
2. Easement, including the terms and provisions thereof:
For : Right of Way
Recorded : October 6, 2014
As : 2014001702
3. Conditions, Restrictions and Easements, including the terms and provisions thereof, as shown on the recorded plat of JAMES IRWIN Short Plat Auditor's File No. 2020002870.
See recorded plat for details