

Skamania County, WA
Total: \$205.50
DEED
Pgs=3

2022-000990

05/11/2022 12:14 PM

Request of: CLARK COUNTY TITLE



AFTER RECORDING MAIL TO:
Michael P. Hammond and Anne M. Hammond
51 Phyllis An Block Court
Cougar, WA 98616

Filed for Record at Request of: WFG National Title Company of Clark County WA, LLC
Escrow Number: 22-373499

Statutory Warranty Deed

Abbreviated Legal: PTN SEC 24, T7N, R6EWM

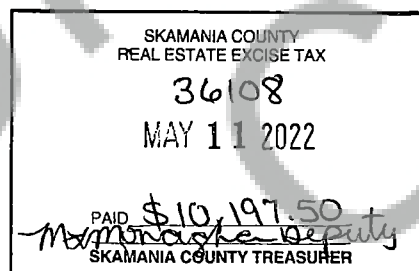
Additional legal(s) on page: ~~07-062400010300~~

Assessor's Tax Parcel Number(s): ~~07-062400010300~~ *DM*

THE GRANTOR **James Kummer and Stephanie Arlene Wilson Kummer**, a married couple, for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to **Michael P. Hammond and Anne M. Hammond**, husband and wife, the following described real estate, situated in the County of Skamania, State of Washington:

SEE ATTACHED EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

SUBJECT TO: Covenants, conditions, restrictions, easements and encumbrances of record as of the date hereof.



Dated this 4 day of May, 2022

James Kummer
James Kummer

Stephanie Arlene Wilson Kummer
Stephanie Arlene Wilson Kummer

STATE OF WASHINGTON }
County of Clark } SS.

I certify that I know or have satisfactory evidence that James Kummer and Stephanie Arlene Wilson Kummer 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 the instrument.

Dated this 4 day of May, 2022

Julianne Richardson
Notary Public in and for the State of WASHINGTON
Residing at: Portland

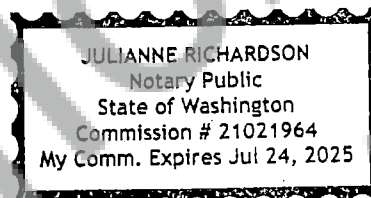


EXHIBIT "A"
LEGAL DESCRIPTION TO STATUTORY WARRANTY DEED

EXHIBIT "A"

A TRACT OF LAND LOCATED IN A PORTION OF THE FORTIN SHORT PLAT, ACCORDING TO THE PLAT THEREOF, RECORDED IN AUDITOR'S FILE NO. 2006161036, RECORDS OF SKAMANIA COUNTY, WASHINGTON, LOCATED IN A PORTION OF THE SOUTHWEST QUARTER OF SECTION 24, TOWNSHIP 7 NORTH, RANGE 6 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID FORTIN SHORT PLAT;

THENCE SOUTH 01°06'01" WEST ALONG THE WEST LINE OF SAID FORTIN SHORT PLAT, FOR A DISTANCE OF 330.05 FEET;

THENCE CONTINUING ALONG SAID WEST LINE, SOUTH 01°13'05" WEST, FOR A DISTANCE OF 223.90 FEET TO THE TRUE POINT OF BEGINNING;

THENCE NORTH 52°00'00" EAST, FOR A DISTANCE OF 151.96 FEET TO THE MOST WESTERLY CORNER OF LOT 3 OF SAID FORTIN SHORT PLAT;

THENCE SOUTH 38°00'00" EAST, ALONG THE WESTERLY LINE OF SAID LOT 3, FOR A DISTANCE OF 175.00 FEET;

THENCE LEAVING SAID WESTERLY LINE, SOUTH 31°36'32" WEST, FOR A DISTANCE OF 451.43 FEET TO A POINT ON THE WEST LINE OF SAID FORTIN SHORT PLAT;

THENCE NORTH 01°13'05" EAST, ALONG SAID WEST LINE, FOR A DISTANCE OF 428.90 FEET TO THE TRUE POINT OF BEGINNING.

SITUATE IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON.

Skamania County Assessor

Date 5/11/22 Parcel# 7-6-24-103

(Signature)