



00013173202200010820030039

## AFTER RECORDING MAIL TO:

Ira Stanley Lethco Jr. and Sherry L. Shacklett-Lethco  
PO Box 1453  
Stevenson, WA 98648

Filed for Record at Request of: WFG National Title Company of Clark County WA, LLC  
Escrow Number: 22-384707

**Statutory Warranty Deed**

Abbreviated Legal: LOT 2 CURTIS SP BK 3/PG 324

Additional legal(s) on page: 3

Assessor's Tax Parcel Number(s): 02053000130500 *gn*

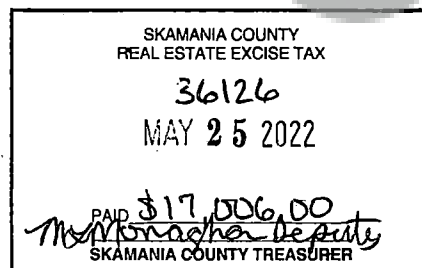
THE GRANTOR **Janice Salsberry, a single woman**, for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to **Ira Stanley Lethco Jr. and Sherry L. Shacklett-Lethco, husband and wife**, the following described real estate, situated in the County 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 24 day of MAY 2022

*Janice Salsberry*  
Janice Salsberry



STATE OF WASHINGTON }

County of Clark } SS.

I certify that I know or have satisfactory evidence that Janice Salsberry 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 24 day of May, 2022

  
Notary Public in and for the State of WASHINGTON  
Residing at: Washington

CHRISTINE CLAPP MRS.  
Notary Public  
State of Washington  
Commission # 53309  
My Comm. Expires Apr 4, 2026

**EXHIBIT "A"**  
**LEGAL DESCRIPTION TO STATUTORY WARRANTY DEED**

Lot 2 of the "CURTIS Short Plat", as recorded in Book 3 of Short Plats, at page 324, Skamania County, Washington. Auditor's File Records, in the Northeast Quarter of the Southwest Quarter of the Northeast Quarter of Section 30, Township 2 North, Range 5 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

TOGETHER with the following strip of land:

Beginning at the Southeast corner of said Lot 1;

Thence North 89° 41' 23" West, along the South line of said Lot 1, for a distance of 92.22 feet;

Thence North 89° 41' 57" East, leaving said South line, for a distance of 91.48 feet;

Thence South 36° 50' 48" East, for a distance of 1.22 feet to the Point of Beginning;

EXCEPT the following strip of land:

Commencing at the Northwest corner of Lot 2 of said "CURTIS Short Plat";

Thence South 89° 41' 23" East, along the North line of said Lot 2, for a distance of 72.86 feet to the True Point of Beginning;

Thence South 89° 41' 23" East, continuing along said North line, for a distance of 101.84 feet;

Thence South 87° 27' 32" West, leaving said North line, for a distance of 88.66 feet;

Thence North 71° 19' 55" West, for a distance of 14.00 feet to the True Point of Beginning;

ALSO EXCEPT the following strip of land:

Commencing at the Northwest corner of said Lot 2;

Thence South 89° 41' 23" East, along the North line of said Lot 2, for a distance of 174.70 feet to the True Point of Beginning;

Thence South 89° 41' 23" East, continuing along said North line, for a distance of 409.17 feet;

Thence South 89° 41' 57" West, leaving said North line, for a distance of 83.34 feet;

Thence North 89° 32' 00" West, for a distance of 325.84 feet to the True Point of Beginning.

Skamania County Assessor *am*

Date 5/25/22 Parcel# 02053000130500