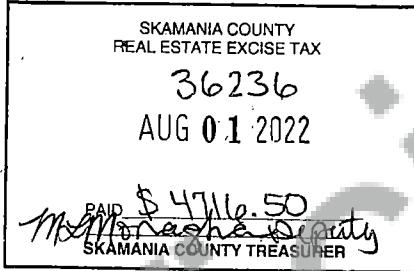




When recorded return to:

Tina Marie Lassen
1009 Lincoln St.
Hood River, OR 97031

Order No.: 547388AM



STATUTORY WARRANTY DEED

THE GRANTOR(S) **Thomas E. St. Clair, Jr., as his separate estate** for and in consideration of Ten and no/100 Dollars (\$10.00) and other valuable consideration

in hand paid, conveys, and warrants to **Tina Marie Lassen, a single woman** the following described real estate, situated in the County of Skamania, State of Washington:

AS SET FORTH ON EXHIBIT "A" ATTACHED

Tax Parcel Number(s): **03 10 20 0 0 0403 00 7m 8/1/22**

Subject to: Current Year Taxes, conditions, covenants, restrictions, reservations, easements, rights and rights of way, apparent or of record.

Together with that certain 1979 Fleetwood Manufactured Home which became affixed to the land on July 09, 2001, Auditors File No. 141364, Bk. 212, Pg. 134, Skamania County deed records.

EXHIBIT "A"

A TRACT OF LAND IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION

20, TOWNSHIP 3 NORTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF

SKAMANIA, STATE OF WASHINGTON, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT ON THE CENTERLINE OF COUNTY ROAD NAMED KOLLOCK KNAPP

WHERE THE NORTH-SOUTH CENTER OF SECTION LINE FOR SECTION 20, TOWNSHIP 3 NORTH,

RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, INTERSECTS WITH SAID ROAD CENTERLINE;

THENCE NORTH 30 FEET ALONG SAID NORTH-SOUTH CENTER OF SECTION LINE TO THE NORTH

RIGHT OF WAY LINE OF SAID KOLLOCK KNAPP ROAD AND THE TRUE POINT OF BEGINNING;

THENCE NORTH 340 FEET ALONG THE NORTH-SOUTH CENTER OF SECTION LINE OF SAID

SECTION 20;

THENCE EAST 250 FEET PARALLEL TO THE EAST-WEST CENTER OF SECTION LINE OF SAID

SECTION 20;

THENCE SOUTH PARALLEL TO THE NORTH-SOUTH CENTER OF SECTION LINE OF SAID SECTION

20, 200.00 FEET, MORE OR LESS, TO THE NORTH RIGHT OF WAY LINE OF ASHLEY DRIVE;

THENCE IN A SOUTHWESTERLY DIRECTION ALONG THE NORTH RIGHT OF WAY LINE OF

ASHLEY DRIVE AND KOLLOCK KNAPP ROADS 300 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING.

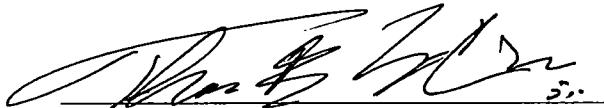
ALSO KNOW AS LOT 1 OF TERNAHAN NO. 1 SHORT PLAT, RECORDED IN BOOK "1" OF SHORT

PLATS, PAGE 28, RECORDS OF SKAMANIA COUNTY, WASHINGTON.

Skamania County Assessor

KM
Date 8-1-22 Parcel# 031020 0000403 00

Dated: July 27, 2022



Thomas E. St. Clair Jr.

STATE OF WASHINGTON
COUNTY OF KLICKITAT

I certify that I know or have satisfactory evidence that Thomas E. St. Clair Jr. is the person(s) who appeared before me, and said person(s) acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: July 27, 2022

NOTARY PUBLIC STATE OF WASHINGTON VANESSA M. ALVAREZ-PADILLA MY COMMISSION EXPIRES FEBRUARY 03, 2025 COMMISSION # 22006063

Vanessa Alvarez-Padilla
Notary Signature
Notary Public in and for the state of: Washington
Residing at: White Salmon
My appointment expires: 02/03/2025