



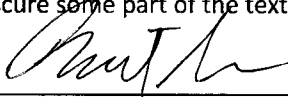
Name & Return Address:

Bart Adams

PO Box 64810

University Pl., Washington 98464

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

<b>Document Title(s)</b> Sheriff's deed on execution and order of sale	
<b>Grantor(s)</b> David Brown, sheriff  ____ Additional Names on Page ____ of Document	<div style="border: 1px solid black; padding: 5px; text-align: center;">SKAMANIA COUNTY REAL ESTATE EXCISE TAX 36341 SEP 27 2022 PAID <i>evernot</i> <i>M. Menasche Deputy</i> SKAMANIA COUNTY TREASURER</div>
<b>Grantee(s)</b> St.Helen's Properties LLC  ____ Additional Names on Page ____ of Document	
<b>Legal Description</b> (Abbreviated: i.e., lot, block & subdivision name or number OR section/township/range and quarter/quarter section) PTN Sec 19, T10, R 5 E, W. M., Skamania County Washington  Complete Legal Description on Page <u>3</u> of Document	
<b>Auditor's Reference Number(s)</b> 10-05-00-0-2202-00 (D)	
<b>Assessor's Property Tax Parcel/Account Number(s)</b>	
<b>Non Standard Fee \$50.00</b> By signing below, you agree to pay the \$50.00 non standard fee. I am requesting an emergency non standard recording for an additional fee as provided in RCW 36.18.010. I understand that the recording processing requirements may cover up or otherwise obscure some part of the text of the original document.   _____ <b>Signature of Party Requesting Non Standard Recording</b> NOTE: Do not sign above or pay additional \$50.00 fee if document meets margin/formatting requirements.  The Auditor/Recorder will rely on the information provided on this cover sheet. Staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.	

**SHERIFF'S DEED ON EXECUTION  
AND ORDER OF SALE  
CAUSE NO. 11-2-00131-0**

THIS INDENTURE, Made this 26<sup>th</sup> day of August 2022, BETWEEN DAVID S. BROWN, Sheriff of the County of Skamania, State of Washington, the party of the first part and ST HELENS PROPERTIES, LLC, party of the second part, WITNESSETH:

WHEREAS, in and by a certain Judgment and Order of Sale rendered by the Superior Court of the County of Skamania, State of Washington, on the 12<sup>th</sup> day of October 2021 and entered on the 18<sup>th</sup> day of October 2021 a certain action then pending in said court TERRY E. SWARTLING, TIMOTHY SUESS and JANE DOE SUESS, H. ANDREW SUESS and JANE DOE SUESS, and RICHARD CASTLE and JANE DOE CASTLE, and any persons or parties claiming to have any right, title, estate, lien, or interest in the real property described in the complaint; Defendants.

And of which said judgment of decree a certified copy was delivered to said party of the first part, as such Sheriff for execution, it was among other things ordered, adjudged and decreed, that property be sold at public auction by the Sheriff of the County of Skamania in the manner required by law, and according to the source and practice of said Court that such sale be made and that said Sheriff execute the usual certificate and deeds to the purchaser or purchasers as required by law.

AND WHEREAS, the said Sheriff did, at the hour of 10:00 A.M., on the 3<sup>rd</sup> day of December 2021, after due public notice had been given, as required by the laws of this state, and the course and practice of said Court, duly sell, at public auction, in County of Skamania, State of Washington, agreeable to the said judgment or decree, and the provisions of law, the premises mentioned in sale notice, at which sale the premises hereinafter described, were fairly struck off and sold to the said ST HELENS PROPERTIES, LLC, for the sum of \$200,000.00 Dollars.

AND, WHEREAS, the said ST HELENS PROPERTIES, LLC thereupon retained bid so bidden by ST HELENS PROPERTIES, LLC.

AND, WHEREAS, the said Sheriff thereupon made and issued the usual certificate of the said sale in due form of law, and delivered one thereof to the said ST HELENS PROPERTIES, LLC made and filed in said Court a Return of said sale as required by law;

AND, WHEREAS, the said Court did on the 3<sup>rd</sup> day of February 2022, make and enter in said cause an amended order confirming said sale and directing the party of the first part to make a deed or a conveyance of said premises to said purchaser.

AND, WHEREAS, redemption period has elapsed since the date of said sale and no redemption has been made of the premises so sold as aforesaid, by or on behalf of the said judgment debtor or other person(s).

THEREFORE, the said ST HELENS PROPERTIES, LLC is owner by virtue of an assignment of Sheriff's Certificate of Sale on Foreclosure dated December 3<sup>rd</sup>, 2021, and is the holder of the Sheriff's Certificate of Sale on Foreclosure who has delivered the Certificate to the said Sheriff.

NOW, THIS INDENTURE WITNESSETH, that said party of the first part, the said David S. Brown, Sheriff in order to carry into effect the sale so made by him as aforesaid, in pursuance of said judgment and order of sale and in conformity to the Statute in such case made and provided, and also in consideration of the premises and of the said sum of \$200,000.00 Dollars, so bidden by the said purchaser, the receipt whereof is hereby acknowledged, hath granted, bargained, sold and conveyed, and by these presents doth grant, bargain, sell and convey unto the said party of the second part, and to their successors and assigns forever, all their certain lot, piece or parcel of land, situate, lying and being in the said County of Skamania, State of Washington, and bounded and particularly described as follows, to-wit:

PARCEL A:

THE WEST HALF OF GOVERNMENT LOTS 3 AND 4, OF SECTION 19, TOWNSHIP 10 NORTH RANGE 5 EAST, OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON, AS DETERMINED BY THE PUBLIC LAND SURVEY SYSTEM OF ALIQUOT PARTS.

PARCEL B:

TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR RESIDENTIAL AND RECREATIONAL INGRESS AND EGRESS, AND FOR BURIED ELECTRICAL AND/OR TELEPHONE LINES AS GRANTED AND FURTHER DEFINED IN DOCUMENT RECORDED 09/28/07 UNDER AUDITOR'S FILE NO. 3348399, RECORDS OF COWLITZ COUNTY, WASHINGTON, AND RECORDED 09/28/07 UNDER AUDITOR'S FILE NO. 2007167835, RECORDS OF SKAMANIA COUNTY, WASHINGTON, OVER THAT PORTION OF ROAD AS DEPICTED ON ROAD EASEMENT EXHIBIT AB ATTACHED HERETO.

PARCEL C:

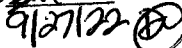
TOGETHER WITH AND SUBJECT TO A NON-EXCLUSIVE 60 FOOT EASEMENT FOR INGRESS, EGRESS AND UTILITIES OVER AND UNDER ALL ROADS AS DEPICTED ON ROAD EASEMENT EXHIBIT AB ATTACHED HERETO.

PARCEL NO. 10-05-00-0-0-2202-0

IN WITNESS WHEREOF, DAVID S. BROWN, Sheriff of Skamania County, has executed this instrument on 26<sup>th</sup> DAY OF AUGUST 2022.



DAVID S. BROWN, SHERIFF  
P. O. Box 790  
Stevenson, WA 98648  
509-427-9490

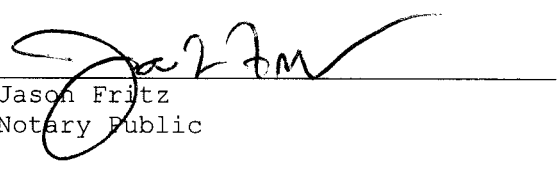
Skamania County Assessor  
Date 9-20-22 Parcel# 10-05-00-0-02202  
9/27/22 

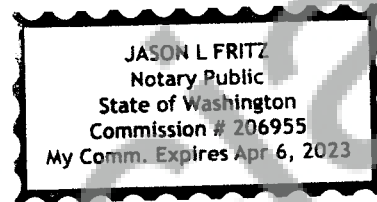
STATE OF WASHINGTON

County of Skamania

On this 26<sup>TH</sup> day of August 2022, before me Jason Fritz in and for said Skamania County, personally appeared DAVID S. BROWN, SHERIFF of the County of Skamania, State of Washington, personally known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he is such Sheriff aforesaid, executed the same, voluntarily and of his own free will, for the purposes therein mentioned.

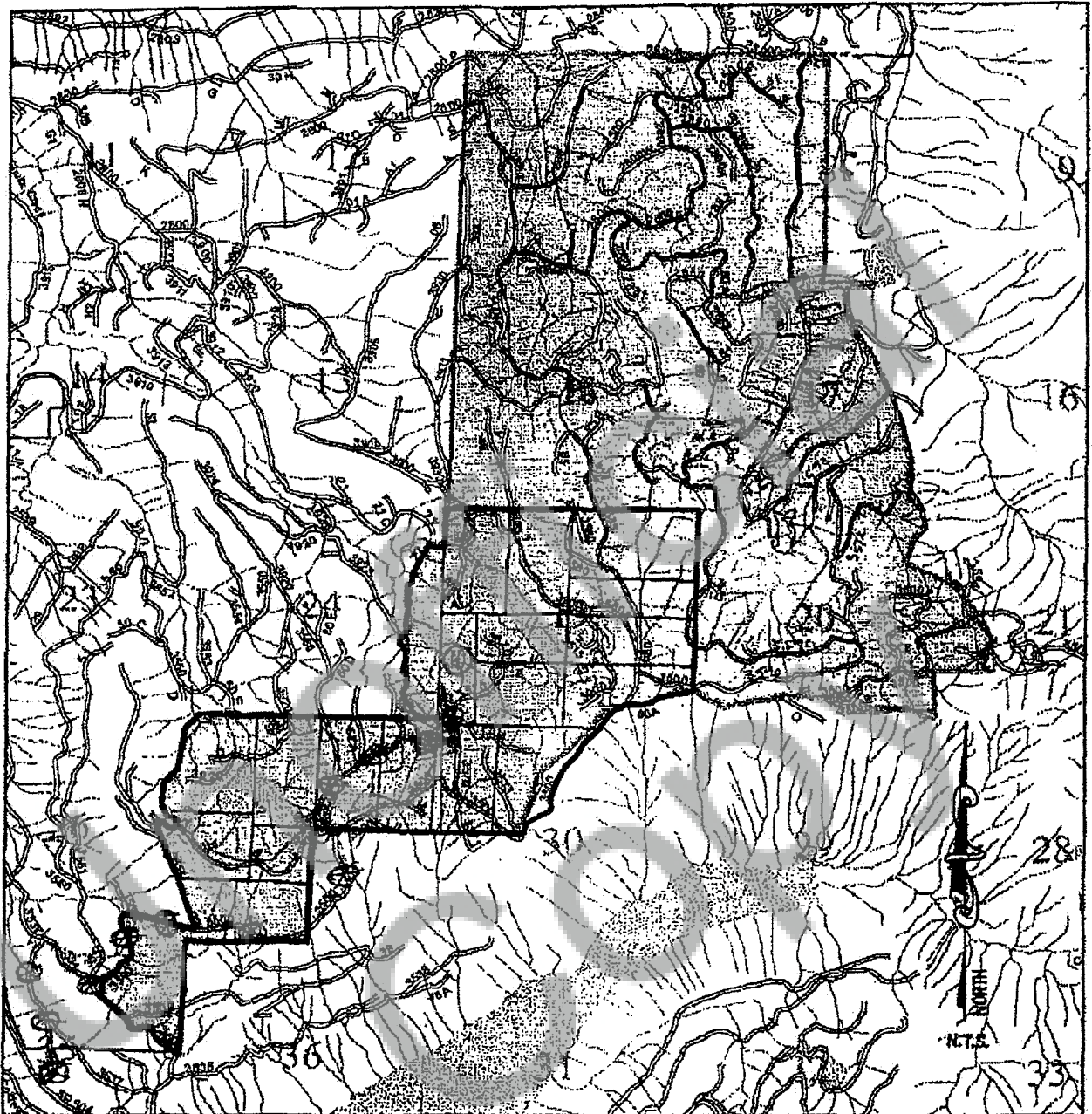
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal to the day and year first above written.

  
\_\_\_\_\_  
Jason Fritz  
Notary Public



Tract 11

# ROAD EASEMENT EXHIBIT AB



HIGH LAKES HBU

MSM

## LEGEND

== PRIVATE ROAD