

When recorded return to:
Rafe Orheim
41 Georgene Lane
Washougal, WA 98671

Filed for record at the request of:

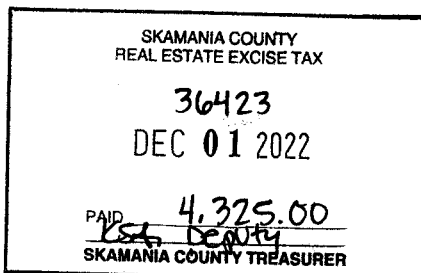


COMPANY OF WASHINGTON, INC.

1499 SE Tech Center Place, Suite 100
Vancouver, WA 98683

Escrow No.: 612887270

CL23974



STATUTORY WARRANTY DEED

THE GRANTOR(S) Richard Charles Mitchell, Trustee of the Arlene Marie Mitchell Revocable Living Trust

for and in consideration of Ten And No/100 Dollars (\$10.00) and other valuable consideration in hand paid, conveys, and warrants to Rafe Orheim, an unmarried person

the following described real estate, situated in the County of Skamania, State of Washington:

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

Abbreviated Legal: (Required if full legal not inserted above.)

Lot 1, Subdivision of Sprinkel, W. Jack - Short Plat #1
Full Legal on Page #2

Tax Parcel Number(s): 02053400080700

Subject to:

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

Dated: 11/28/22

Richard Charles Mitchell, Trustee of the Arlene Marie Mitchell Revocable Living Trust

BY: [Signature] Trustee
Richard Mitchell
Trustee

State of ~~Washington~~ ^{Es} Oregon

County of ~~Clark~~ ^{Es} Lane

This record was acknowledged before me on Nov. 28, 2022 by Richard Mitchell as Trustee of Richard Mitchell, Trustee of the Arlene Marie Mitchell Revocable Living Trust.

[Signature]
(Signature of notary public)

Notary Public in and for the State of ~~Washington~~ ^{Es} Oregon

My appointment expires: July 29, 2023

Es. August 2, 2026.

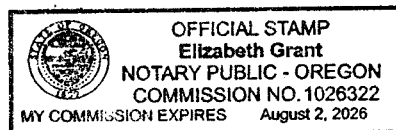


EXHIBIT "A"

LOT 1 OF THE SPRINKEL, W. JACK - SHORT PLAT #1, RECORDED UNDER BOOK "2" OF SHORT PLATS, AT PAGE 82, RECORDS OF SKAMANIA COUNTY, WASHINGTON.

Skamania County Assessor

Date 12-1-22 Parcel# 2-5-34-807



Unofficial
Copy

EXHIBIT "B"
Exceptions

1. Property taxes, which are a lien not yet due and payable, including any assessments collected with taxes to be levied for the year .
2. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:
PURPOSE: RIGHT OF WAY
AUDITOR'S FILE NO.: 85613
AREA AFFECTED: SAID PREMISES
3. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:
PURPOSE: RIGHT OF WAY
AUDITOR'S FILE NO.: 85614
AREA AFFECTED: SAID PREMISES
4. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:
PURPOSE: RIGHT OF WAY
AUDITOR'S FILE NO.: 86117
AREA AFFECTED: SAID PREMISES
5. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:
PURPOSE: INGRESS, EGRESS AND UTILITIES
AUDITOR'S FILE NO.: 88476
AREA AFFECTED: SAID PREMISES
6. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:
PURPOSE: PIPELINE
AUDITOR'S FILE NO.: 88479
AREA AFFECTED: SAID PREMISES
7. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:
PURPOSE: JOINT EASEMENT FOR INGRESS, EGRESS AND UTILITIES
RECORDED: April 12, 1978
AUDITOR'S FILE NO.: BOOK 74, PAGE 570
AREA AFFECTED: SAID PREMISES
8. UNRECORDED AGREEMENT AND THE TERMS AND CONDITIONS THEREOF:
REGARDING: ROAD MAINTENANCE
DATED: July 03, 1980
9. DEDICATIONS, RESTRICTIVE COVENANTS, EASEMENTS, BUILDING SET BACK LINES, SLOPE RIGHTS, AND RESERVATIONS, AS DISCLOSED ON THE FACE OF SAID SHORT PLAT.

EASEMENT DELINEATED ON THE FACE OF THE SHORT PLAT OF SAID SUBDIVISION;
FOR
PIPELINE. (AFFECTS SAID PREMISES)

EASEMENT DELINEATED ON THE FACE OF THE SHORT PLAT OF SAID SUBDIVISION;
FOR
INGRESS, EGRESS AND UTILITIES. (AFFECTS SAID PREMISES)
10. EASEMENT DELINEATED ON THE FACE OF THE SHORT PLAT OF SAID SUBDIVISION;
FOR
PIPELINE. (AFFECTS SAID PREMISES)

EASEMENT DELINEATED ON THE FACE OF THE SHORT PLAT OF SAID SUBDIVISION;
FOR
INGRESS, EGRESS AND UTILITIES. (AFFECTS SAID PREMISES)

THE TITLE TO THE 78 FLEETWOOD 66 X 14, MANUFACTURED HOME HAS BEEN
ELIMINATED
BY INSTRUMENT RECORDED November 14, 2022 UNDER FILE NO. 2022-002221.