



AFTER RECORDING MAIL TO

Rory & Jennifer Talbott
4302 Cook Unimproved Rd
Cook WA 98605

Filed for Record at Request of
Columbia Gorge Title
Escrow Number: S19-0666TB
S22-0401TB

**Statutory Warranty Deed
(FULFILLMENT)**

THE GRANTOR Patrick George Driver, an unmarried man for and in consideration of Fulfillment of Real Estate Contract dated January 9, 2020 and recorded under Auditor's File Number 2020000076 in hand paid, conveys and warrants to **THE GRANTEE** Rory Talbott and Jennifer Colton Talbott, husband and wife the following described real estate, situated in the County of Skamania, State of Washington.

A tract of land located in the Northeast Quarter of the Northeast Quarter of Section 22, Township 4 North, Range 9 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Lot 2 of the PATRICK DRIVER Short Plat, recorded in Auditor File Number 2019000705, Skamania County Records.

Skamania County Assessor

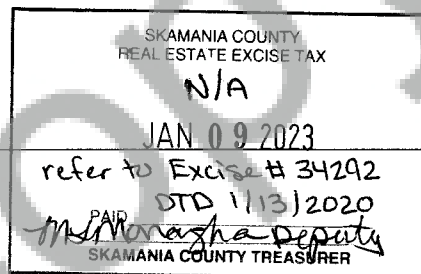
Tax Parcel Number: 04-09-22-1-0-0110-00

Date 1-9-23 Parcel# 04092210011000
JM

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated January 9, 2020, and conditioned for the conveyance of the above described property, and the covenants of warranty herein contained shall not apply to any title, interest or encumbrance arising by, through or under the purchaser in said contract, and shall not apply to any taxes, assessments or other charges levied, assessed or becoming due subsequent to the date of said contract.

Real Estate Excise Tax was paid on this sale or stamped exempt on January 13, 2020 No. 34292

Dated 1/09/2020



STATE OF Washington }
COUNTY OF Skamania } SS:

I certify that I know or have satisfactory evidence that Patrick George Driver the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: January 9, 2020

Tami Blake
Notary Public in and for the State of Washington
Residing at: Stevenson
My appointment expires: 08-09-2020

