

Skamania County, WA
Total: \$206.50
DEED
Pgs=4

2023-000052

01/10/2023 01:47 PM

Request of: COLUMBIA GORGE TITLE

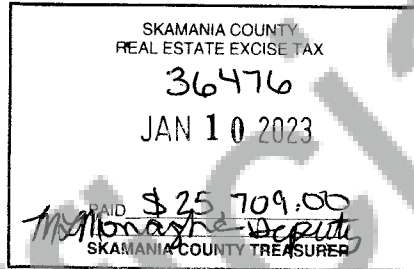


Return Address:
Tall Trees, LLC
812 Canyon Creek Road
Washougal, WA 98671

22-398835

Document Title(s)
Statutory Warranty Deed

Grantor(s):
Christopher Huntington Stowell



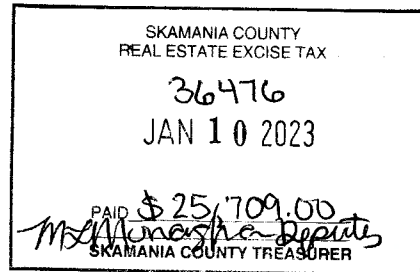
Grantee(s):
Tall Trees, LLC a Washington Limited Liability Company

Legal Description:
Ptn Sec. 3 T1N R5E WM

Tax Identification Number:
01050300090000
01050300090006

The Auditor / Recorded will rely on the information provided on this form. The staff will not read the document to verify the accuracy or completeness of the indexing information provide herein.

AFTER RECORDING MAIL TO:
Tall Trees, LLC a Washington Limited Liability Company
812 Canyon Creek Road
Washougal, WA 98671



Filed for Record at Request of: WFG National Title Company of Clark County WA, LLC
Escrow Number: 22-398835

Statutory Warranty Deed

Abbreviated Legal: PTN SEC. 3 T1N R5E W1M

Additional legal(s) on page:

Assessor's Tax Parcel Number(s): 01050300090000, 01050300090006 Lm 1-10-23

THE GRANTOR **Christopher Huntington Stowell**, an unmarried man, for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to **Tall Trees, LLC a Washington Limited Liability Company**, 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 6th day of January, 2023.

Christopher H Stowell

Christopher Huntington Stowell




STATE OF Washington }

SS.

County of Clark }

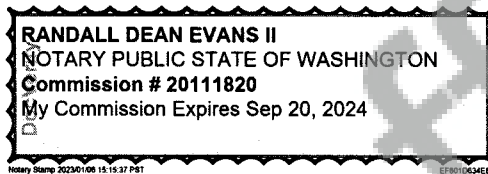
This record was acknowledged before me on this 6th day of January, 2023 by Christopher Huntington Stowell.

Dated this 6th day of January, 2023


Signed on 2023/01/06 14:13:37 -8:00

Notary Public for Washington

My Commission Expires: September 20, 2024



Notarial act performed by audio-visual communication



EXHIBIT "A"
LEGAL DESCRIPTION TO STATUTORY WARRANTY DEED

THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 3, TOWNSHIP 1 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON.

EXCEPT COUNTY ROADS.

FURTHER EXCEPTING THEREFROM THAT PART OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 3, TOWNSHIP 1 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON, DESCRIBED AS BEGINNING AT A POINT WHICH IS NORTH 7° 31' 10" EAST, 281.77 FEET FROM THE SOUTH QUARTER CORNER OF SECTION 3. THIS CORNER IS EVIDENCED BY A 1 INCH IRON PIPE WITH BRASS CAP; THENCE NORTH 87° 39' 50" EAST, 200.0 FEET; THENCE SOUTH 2° 20' 10" SOUTH, 282.0 FEET; THENCE SOUTH 88° 40' 40" WEST, 248.3 FEET TO THE SOUTH QUARTER CORNER OF SECTION 3; THENCE NORTH ON THE WEST LINE OF THE SOUTHWEST QUARTER, SOUTHEAST QUARTER OF SECTION 3, TO THE SOUTHERLY RIGHT OF WAY LINE OF WASHINGTON STATE HIGHWAY ROUTE NUMBER 140; THENCE NORTHEASTERLY ALONG THE SOUTHERLY RIGHT OF WAY OF SAID HIGHWAY TO A POINT THAT IS NORTH 2° 20' 10" WEST, 80 FEET MORE OR LESS FROM THE POINT OF BEGINNING; THENCE SOUTH 2° 20' 10" EAST, 80 FEET MORE OR LESS TO THE POINT OF BEGINNING.

Skamania County Assessor

Date 1-10-23 Parcel# 01050300090000
01050300090006

AM

