



When recorded return to:

Jadon Hawkins
1272 Mabee Mines Road
Washougal, WA 98671

STATUTORY WARRANTY DEED

CL24029

The Grantor, **Bonner W. Goodwin and Anna M. Goodwin, husband and wife**

for and in consideration of **Ten Dollars and other valuable consideration**

in hand paid, conveys, and warrants to **Jadon Hawkins and Michelle Hawkins, husband and wife**

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

SEE ATTACHED EXHIBIT "A"

Abbreviated Legal: **Lot 3, Subdivision of POSER SHORT PLAT, 1/17**

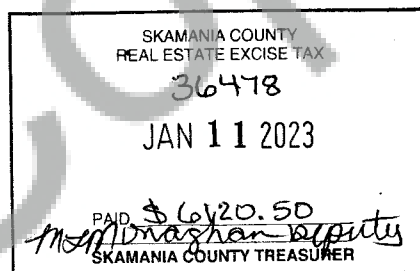
Tax Parcel Numbers(s): **02 05 34 0 0 0503 00** *LM 1/11/23*

SUBJECT TO covenants, conditions, restrictions, reservations, easements and agreements of record, if any.

Dated: **1/10/2023**

Bonner W. Goodwin
Bonner W. Goodwin

Anna M. Goodwin
Anna M. Goodwin

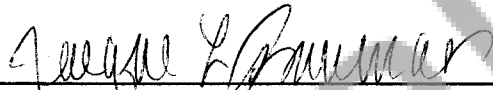


STATE OF Washington

} ss.

COUNTY OF Clark

This record was acknowledged before me on 1-10-21 by **Bonner W. Goodwin and Anna M. Goodwin.**


Jacquie L. Bauman
Notary Public
My commission expires: 10/20/2025

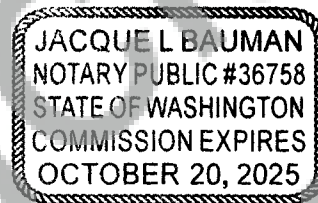


EXHIBIT "A"

BEGINNING AT THE SOUTHEAST CORNER OF THE NORTH HALF OF THE SOUTH HALF OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 2 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON;

THENCE NORTH 89°29'03" WEST ALONG THE SOUTH LINE OF SAID NORTH HALF OF THE SOUTH HALF OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 34, 741.67 FEET TO THE TRUE POINT OF BEGINNING;

THENCE CONTINUING NORTH 89°29'03" WEST ALONG SAID SOUTH LINE 492 FEET, MORE OR LESS, TO THE CENTERLINE OF MABEE MINES COUNTY ROAD;

THENCE NORTH AND EASTERLY ALONG SAID ROAD TO A POINT THAT BEARS NORTH 01°11'36" EAST FROM THE TRUE POINT OF BEGINNING;

THENCE SOUTH 01°11'36" EAST FROM THE TRUE POINT OF BEGINNING;

THENCE SOUTH 01°11'36" WEST 328 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING.

ALSO KNOWN AS LOT 3 POSER SHORT PLAT, RECORDED IN BOOK 1 OF SHORT PLATS, PAGE 17, SKAMANIA COUNTY RECORDS.

Skamania County Assessor

Date 1-11-23 Parcel# 02053400050300

Ym