



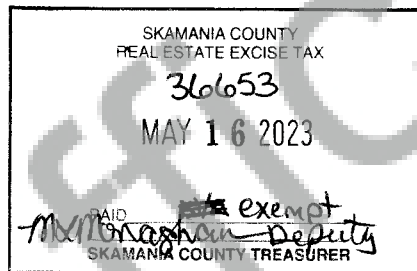
00015925202300006720030033

After recording return to:

Robert E. Kabacy, Esq.
Kell, Alterman & Runstein, L.L.P.
520 S.W. Yamhill Street, Suite 600
Portland, Oregon 97204-1329

Until a change is requested, all tax statements shall be sent to:

Gary B. Peck, Trustee
Natalia A. Sutin, Trustee
2935 N.W. Thurman Street,
Portland, Oregon 97210-1940

**BARGAIN AND SALE DEED**

The grantors, **Natalia A Sutin and Gary B Peck, wife and husband**, for no consideration in hand paid, bargain, sell, and convey to **Gary B. Peck and Natalia A. Sutin, Trustees or their successor Trustee(s), of the Peck-Sutin Revocable Living Trust U/D/T March 3, 2023, and any amendments thereto**, hereinafter called grantees, all right, title, and interest in that certain real property with the common address of 35 N.W. Lucas Street, Stevenson, situated in Skamania County, State of Washington, 98648-6302, as more particularly described on Exhibit A attached hereto and incorporated herein by this reference.

Abbreviated Legal Description: LOT 13 & NW CORNER OF LOT 14
STEVENSON PARK ADDITION BK A/PG 38

See Attached Exhibit A for full Legal Description

(Assessor's Parcel No. 03073614020100)

SUBJECT TO: all exceptions and restrictions of record as of the date of recording.


The consideration for this transfer is \$0; transfer to grantors' revocable living trust.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantors have executed this instrument on March 3, 2023.



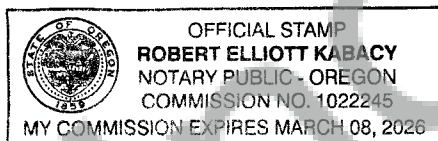
Natalia A Sutin

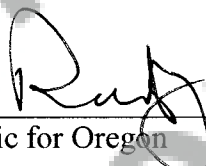


Gary B Peck

STATE OF OREGON)
) ss:
County of Multnomah)

The foregoing instrument was acknowledged before me on March 3, 2023, by Natalia A Sutin and Gary B Peck.





Notary Public for Oregon
My Commission Expires: 3/8/24

EXHIBIT A

Legal Description

A tract of land in Section 36, Township 3 North, Range 7 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

That portion of Lot 13 of STEVENSON PARK ADDITION, according to the official Plat thereof, on file and of record at Page 38 of Book 'A' of Plats, Records of Skamania County, Washington, described as follows:

BEGINNING at the Northeast corner of the said Lot 13;
THENCE along the North line of the said Lot 13 West 149.3 feet;
THENCE South 16 degrees 08 minutes East 134.7 feet;
THENCE East 112 feet to the intersection with the East line of the said Lot 13;
THENCE North 129.74 feet to the POINT OF BEGINNING.

TOGETHER WITH a tract of land in the Northwest corner of Lot 14 of STEVENSON PARK ADDITION, according to the official Plat thereof, on file and of record at Page 38 of Book 'A' of Plats, Records of Skamania County, Washington, described as follows:

BEGINNING at the Northwest corner of the said Lot 14;
THENCE East along the North line of the Henry Shepard D.L.C. 136.8 feet;
THENCE South 129.74 feet to the intersection with the North line of that certain 30 foot County Road known and designated as Lucas Street;
THENCE West along the North line of said road 136.8 feet to the intersection with the West line of the said Lot 14;
THENCE North 129.74 feet to the POINT OF BEGINNING.

(Assessor's Parcel No.: 03073614020100)

SUBJECT TO: all exceptions and restrictions of record as of the date of recording.

Skamania County Assessor

Date 5/16/23 Parcel# 3-7-36-1-4-201