

Skamania County, WA
Total: \$205.50
DEED
Pgs=3

2023-000706

05/22/2023 10:40 AM

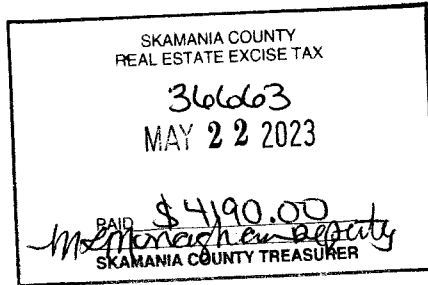
Request of: COLUMBIA GORGE TITLE

00015971202300007060030032

When recorded return to:

Douglas James Cannon
82 Raven Dr
Stevenson, WA 98648

Filed for Record at Request of:
Columbia Gorge Title
Escrow No.: S23-0105JA



STATUTORY WARRANTY DEED

THE GRANTOR(S) Jon Stephen Waters and Joann Jean Waters, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to THE GRANTEE(S) Douglas James Cannon, a single person the following described real estate, situated in the County of Skamania, State of Washington:

Abbreviated Legal: Lot 1 HOME VALLEY #6 SP Bk 3/Pg 85

For Full Legal See Attached Exhibit "A"

SUBJECT TO SPECIAL EXCEPTIONS 8,9,10,11,12,13 OF THE PRELIMINARY TITLE REPORT DATED MARCH 8, 2023, FILE NUMBER S23-0105KM. A COPY OF WHICH WAS PROVIDED TO THE GRANTOR AND GRANTEE HEREIN NAMED.

Tax Parcel Number(s): 03-08-35-2-2-0500-00

Skamania County Assessor

Date 5/22/23 Parcel# 3-8-35-2-2500

Dated 05/15/2023


Jon Stephen Waters


Joann Jean Waters

STATE OF Washington }
COUNTY OF Skamania } SS:

I certify that I know or have satisfactory evidence that **Jon Stephen Waters and Joann Jean Waters**

are the persons who appeared before me, and said persons acknowledged that they
signed this instrument and acknowledge it to be their free and voluntary act for the
uses and purposes mentioned in this instrument.

Dated: May 15, 2023

Julie A Andersen

Julie A Andersen

Notary Public in and for the State of **Washington**

Residing at **Carson, Washington**

My appointment expires: **June 17, 2026**

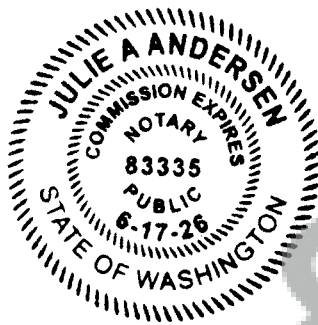


EXHIBIT A

A tract of land in the Northwest Quarter of the Northwest Quarter of Section 35, Township 3 North, Range 8 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Lot 1 of the HOME VALLEY Short Plat #6, according to the recorded Short Plat, recorded in Book 3 of Short Plats, Page 85, Skamania County Records.

EXCEPTING THEREFROM that portion described as follows:

Beginning at the northwest corner of Lot 1 of the HOME VALLEY Short Plat #6; thence South $35^{\circ} 21' 53''$ West, a distance of 60.55 feet to an angle point on the west line of said Lot 1; thence South $83^{\circ} 49' 07''$ East, a distance of 149.89 feet to a point on the East line of Lot 1; thence North $04^{\circ} 31' 48''$ East along the East line of said Lot 1, a distance of 52.89 feet; thence North $83^{\circ} 49' 07''$ West, a distance of 118.84 feet to the Point of Beginning.