

Skamania County, WA  
Total: \$205.50  
DEED  
Pgs=3  
Request of: COLUMBIA GORGE TITLE

2023-000753

05/30/2023 03:25 PM

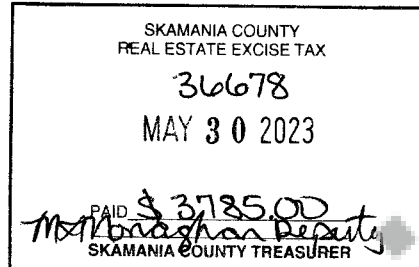


00016035202300007530030036

When recorded return to:

Mr. and Mrs. Mark Hays  
1137 Lafayette St  
San Gabriel, CA 91776

Filed for Record at Request of:  
Columbia Gorge Title  
Escrow No.: S23-0133TB



## STATUTORY WARRANTY DEED

THE GRANTOR(S) John Goodman and Julie Goodman, 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) Mark Hays and Dianna Hays, husband and wife the following described real estate, situated in the County of Skamania, State of Washington

Abbreviated Legal: Ptn. Sec 36, T3N, R7E W.M.  
See Attached Exhibit 'A' for full legal description

SUBJECT TO SPECIAL EXCEPTIONS 8 and 9 OF THE PRELIMINARY TITLE REPORT DATED May 15, 2023 FILE NUMBER S23-0133KM. A COPY OF WHICH WAS PROVIDED TO THE GRANTOR AND GRANTEE HEREIN NAMED.

Tax Parcel Number(s): 03-07-36-1-0-1000-00 and a portion of 03-07-36-1-0-0601-00

Dated

5/30/23

John Goodman

Julie Goodman

STATE OF Washington }  
COUNTY OF Skamania } SS:

I certify that I know or have satisfactory evidence that **John Goodman and Julie Goodman**

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 30, 2023

Tami Blake

**Tami Blake**

Notary Public in and for the State of Washington

Residing at Stevenson

My appointment expires: 08-09-2023

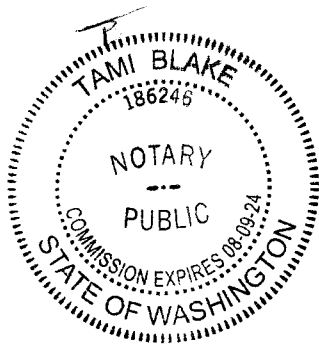


EXHIBIT "A"

A parcel of land located in Government Lot 1 of Section 36, Township 3 North, Range 7 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Beginning at a point 422.73 feet (25.65 rods) West and 1028.94 feet (62.36 rods) North of the Southeast corner of said Government Lot 1, thence West 422.73 feet (25.65 rods) to an intersection with the East line of the Lillegard Tract; thence South 1028.94 feet (62.36 rods) along the East line of said tract to the South line of said Government Lot 1; thence East 422.73 feet (25.65 rods) to a point due South of the point of beginning; thence North 1028.94 feet (62.36 rods) to the point of beginning;

EXCEPTING THEREFROM the North 257.24 feet (15.59 rods) thereof.

FURTHER EXCEPTING THEREFROM the following tract:

Commencing at a point 422.73 feet (25.65 rods) West of the Southeast corner of said Government Lot 1, thence West 422.73 feet (25.65 rods) to an intersection with the East line of the Lillegard Tract and the point of beginning; thence North along the East line of said tract 150 feet; thence East 200 feet; thence South 150 feet to the South line of said Government Lot 1; thence West along said line 200 feet to the point of beginning.

ALSO EXCEPT that portion conveyed to Skamania County by instruments recorded in Book 60, Pages 423 and 425, in Book 61, Page 560.

EXCEPT that portion conveyed to Ralph Doucette etax by instrument recorded in Book 163, Page 515.

EXCEPTING THEREFROM that portion lying East of the tract conveyed by instrument recorded in Auditor's File Number 2023000718, Skamania County Records, described more particularly as follows:

Commencing at a 5/8" iron rod, L.S. 15673 monumenting the Northeast corner of said Government Lot 1, being the Northeast corner of Lot 1 of the ROBERT QUOSS Short plat as recorded in Book 3 of Short Plats on Page 296 recorded April 28, 1997 in Skamania County records, thence North 89° 30' 58" West along the North line of said Lot 1 a distance of 424.87 feet to the Northwest corner thereof; thence South 00° 28' 27" West along the West line of said Lot 1 a distance of 222.61 feet to a 5/8" iron rod, L.S. 29288; thence South 00° 21' 09" West a distance of 34.63 feet to a point; thence North 89° 30' 30" West a distance of 64.01 feet to the point of beginning of the following described tract.

Thence South 00° 27' 13" West a distance of 631.15 feet to a point on the North line of Lot 1 of the CALVIN Short Plat (AFN2008170222); thence North 89° 15' 01" West a distance of 74.69 feet to the Southeast corner of Deed #2021001929, being a Boundary Line Adjustment for John and Julie Goodman; thence North 00° 50' 16" East a distance of 139.72 feet to a point; thence South 89° 47' 57" West a distance of 84.91 feet to a point; thence North 00° 18' 13" East along said adjusted boundary a distance of 492.13 feet to a point; thence South 89° 30' 30" East a distance of 159.95 feet to the Point of Beginning.

Skamania County Assessor

Date 5/31/23 Parcel # 3-7-36-1-1000  
