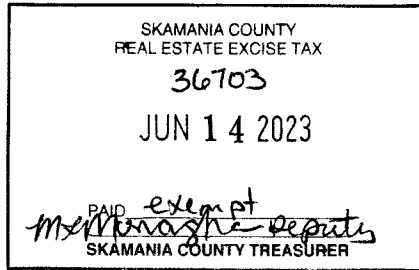




When recorded return to:
Thane R. Rice
517 N 40th Ave.
Ridgefield, WA 98642



STATUTORY WARRANTY DEED

THE GRANTOR(S) **LINN MARGO FORNSHELL, ROBERT WILEY RICE & KURT R. RICE**
for and in consideration of *N/A* in hand paid, conveys and warrants to **THANE ROBERT WILEY RICE**
& **KATIE JOYCE MAUREEN RICE, Husband & Wife as Joint Tenants in Common with Right**
of **Survivorship** the following described real estate, situated in the County of Skamania, State
of Washington:

LOT 12 Swift Creek Estates, according to the recorded plat thereof, recorded in
Book B of plats, Page 72 in the County of Skamania, State of Washington.

Subject to the exceptions, rights, covenants, restrictions, reservations, easements,
and encumbrances of attached Exhibit A.

Tax Parcel Number(s): **07063522011200** *DW*

Skamania County Assessor

Date 6/14/23 Parcel# 7-6-35-22-12 *DW*

Dated: 6.10.2023

[Signature]
Linn M. Fornsshell

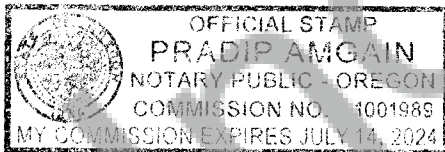
[Signature]

ACKNOWLEDGMENT – Individual(s)

STATE OF Oregon }
 } ss.
 County of Washington }

On this day personally appeared before me Linn Marge Fornsheim, Robert
Willey Rice & Kurt R. Rice to me known
 to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that
 _____ signed the same as _____ free and voluntary act and deed, for the uses and purposes
 therein mentioned.

GIVEN under my hand and official seal this 10th day of June, 2023.



[Signature]
 Notary Public in and for the State of Oregon
 residing at Beaverton, OR

My appointment expires July 14, 2024

EXHIBIT A

The Warranty Deed is subject to the following exceptions:

1. Improvements, if any, located on the real property herein described, and any security interests related thereto including but not limited to Uniform Commercial Code Filings, Mortgages and Deeds of Trust and any Bills of Sale, or Quit Claim Deeds relating to the improvements.
2. Rights of others thereto entitled in and to the continued uninterrupted flow of the unnamed creek, and rights of upper and lower riparian owners in and to the use of the waters and the natural flow thereof.
3. Rights, if any, of the property owners, abutting the unnamed creek in and to the waters of the unnamed creek and in and to the bed thereof, also boating and fishing rights of property owners abutting the unnamed creek or the stream of water leading thereto or therefrom.
4. Any adverse claims based upon the assertion that the unnamed creek has moved.
5. Easements for Public Road including the terms and provisions thereof recorded February 3, 1934, in Book "X", Page 445, Skamania County Deed Records.
6. Easement for utilities including the terms and provisions thereof December 14, 1959, in Book 46, Page 462, Skamania County Deed Records.
7. Reservations and easements and terms of conditions therein contained, and the reservation of mineral rights to Burlington Northern Railroad including the terms and conditions thereof recorded September 17, 1985, in Book 85, Page 66, Skamania County Deed Records. Mineral rights were assigned by mesne assignment the last of which was to the United State of America recorded in Book 125, Page 335, Skamania County Deed Records.
8. Easement for roads including the terms and provisions thereof recorded February 26, 1973, in Book 64, Page 972, Skamania County Deed Records.
9. Easement for telephone and telephone lines and provisions thereof accorded in Book R, Page 138, Skamania County Deed Records.
10. Conditions, covenants, and restrictions of Swift Creek Estates recorded February 2, 1993, in Book 133, Page 215 to 230, Skamania County Deed Records.