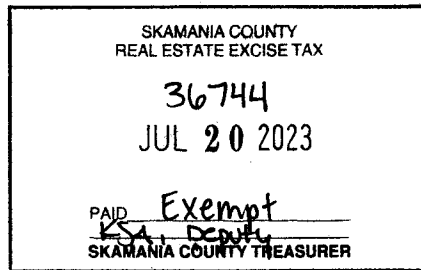




WHEN RECORDED RETURN TO:  
Carolyn Simms  
P.O. Box 169  
Washougal, WA 98671



**STATUTORY WARRANTY DEED**

GRANTOR: N. WILLIAM TOWNSEND and MARYANN TOWNSEND, husband and wife  
GRANTEE: NORMAN WILLIAM TOWNSEND, Trustee  
ABBREVIATED  
LEGAL: LOTS 3 & 4 MAPLE HILL TRACTS NO. 1 BK A/PG 124  
TAX PARCEL NUMBERS: 03072520130100; 03072520130000 *om*

THE GRANTOR, **N. WILLIAM TOWNSEND and MARYANN TOWNSEND, husband and wife**, for and in consideration of a transfer to a revocable trust according to WAC 458-61A-211(2)(g) and other valuable consideration conveys to **NORMAN WILLIAM TOWNSEND, Trustee of the TOWNSEND FAMILY REVOCABLE TRUST dated June 29, 2023**, the following described real estate, situated in County of Skamania, State of Washington:

The Legal Descriptions are attached hereto and made a part hereof.

DATED this 29<sup>th</sup> day of June, 2023.

*N. William Townsend*  
\_\_\_\_\_  
N. WILLIAM TOWNSEND

*Mary Ann Townsend*  
\_\_\_\_\_  
MARYANN TOWNSEND

STATE OF WASHINGTON )  
COUNTY OF CLARK )ss.

On this day personally appeared before me N. WILLIAM TOWNSEND and MARYANN TOWNSEND to me known to be the individuals described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 29<sup>th</sup> day of June, 2023.

NOTARY PUBLIC  
STATE OF WASHINGTON  
CAROLYN A SIMMS  
MY COMMISSION EXPIRES  
SEPTEMBER 01, 2025  
COMMISSION # 62015

*Carolyn A. Simms*  
\_\_\_\_\_  
Notary Public for Washington,  
Residing at: Clark County  
My Commission expires: 9-1-2025

EXHIBIT "A"

Parcel 1

Lot 3 of MAPLE HILL TRACTS NO. 1 in the SE4NW4 of Section 25, Township 3 North, Range 7 E.W.M., according to the official plat thereof on file and of record at Page 124 of Volume "A" of Plats, records of Skamania County, Washington; together with the following parcel of land:

Beginning at the NW corner of Lot 1 of said Maple Hill Tracts No. 1; thence South 12°41'29" East along the westerly line of said Lot 1 a distance of 85.43 feet to an iron rod; thence North 75°55'44" East 30.42 feet to an iron rod; thence North 14°04'16" West 90.00 feet to an iron rod on line; thence continuing Northerly on said line to the centerline of Stewart Drive; thence Southwesterly along said centerline to an intersection with the northerly extension of the west edge of said Lot 1; thence South 12°41'29" East 25.00 feet to the Point of Beginning; EXCEPT Stewart Drive.

(All in accordance with that certain Survey for Boundary Line Adjustment prepared by T. N. Trantow Surveying, P.L.S., and filed for record on the 8<sup>th</sup> day of May, 1991, at Page 51, Book 3 of Surveys, records of Skamania County, Washington.)


Parcel 2

Lot 4 of MAPLE HILL TRACTS NO. 1 according to the official plat thereof on file and of record at page 124 of Book A of plats, records of Skamania County, Washington;

EXCEPT a strip of land 25 feet in width along the westerly boundary of the said Lot 4 described as follows: Beginning at the northeast corner of Lot 5 of MAPLE HILL TRACTS NO. 1 aforesaid; thence South 77°25' East 27.83 feet; thence South 13°25' East 144.29 feet to the southerly line of the said Lot 4, said point being on the northerly right of way line of the county road; thence South 74°39' West along said right of way line 25.01 feet to the southeast corner of the said Lot 5; thence North 13°25' West 157.32 feet to the point of beginning;

INCLUDING one water right in the Maple Hill Water Company for the benefit of the premises above described;

SUBJECT TO restrictive covenants and conditions of ownership imposed on the above described real property by a declaration dated September 15, 1966 and recorded September 15, 1966, at page 255 of Book 56 of Deeds under Auditors File No. 67467, records of Skamania County, Washington.

Skamania County Assessor 

Date 7/20/23 Parcel# 03072520130100  
03072520130000