

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

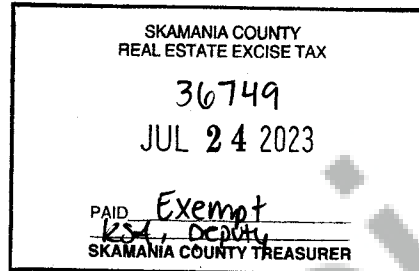
2023-001017

07/24/2023 10:20 AM



AFTER RECORDING MAIL TO:

Angelo Property Co, LP
400 E. Mill Plain Blvd., Suite 500
Vancouver, WA 98660



Grantors: ALBERT C. ANGELO, JR. and CRAIG E. ANGELO, CO-PERSONAL REPRESENTATIVES
OF THE ESTATE OF ALBERT C. ANGELO, Deceased

Grantees: ANGELO PROPERTY CO., LP, a Washington Limited Partnership

Assessor's Parcel No(s): 01050300040100, 01050330020000, 01050300040300

Abbrev. Legal: LOT 1, CAPEHORN NORTH SP; LOT 1, CAPEHORN SOUTH SP; PTN SEC 3 T1N
R5EWM

PERSONAL REPRESENTATIVE'S DEED

THE GRANTORS, ALBERT C. ANGELO, JR. and CRAIG E. ANGELO, PERSONAL
REPRESENTATIVES OF THE ESTATE OF ALBERT C. ANGELO, Deceased, bargain, sell, and
convey to ANGELO PROPERTY CO., LP, a Washington Limited Partnership, the following described
real property, situated in Skamania County, Washington, and more particularly described as follows:

SEE ATTACHED EXHIBIT "A."

ALBERT C. ANGELO, JR. and CRAIG E. ANGELO were confirmed as Co-Personal
Representatives of the Estate of ALBERT C. ANGELO in Clark County Cause No. 07-4-00358-5. This
deed is in partial distribution of the Estate of ALBERT C. ANGELO, deceased.

Executed this 19th day of July, 2023.

THE ESTATE OF ALBERT C. ANGELO, deceased

By ALBERT C. ANGELO, JR.
Co-Personal Representative

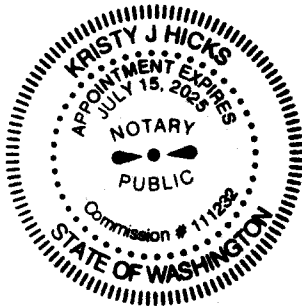
By CRAIG E. ANGELO
Co-Personal Representative

STATE OF WASHINGTON

} ss

COUNTY OF CLARK

This record was acknowledged before me on July 19th, 2023 by ALBERT C. ANGELO, JR. as CO-PERSONAL REPRESENTATIVE OF THE ESTATE OF ALBERT C. ANGELO.



Kristy J. Hicks

Notary Public in and for the State of Washington

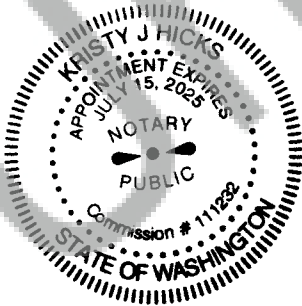
My commission expires: 7/15/25

STATE OF WASHINGTON

} ss

COUNTY OF CLARK

This record was acknowledged before me on July 19th, 2023 by CRAIG E. ANGELO, as CO-PERSONAL REPRESENTATIVE OF THE ESTATE OF ALBERT C. ANGELO.



Kristy J. Hicks

Notary Public in and for the State of Washington

My commission expires: 7/15/25

EXHIBIT "A"

Assessor Parcel No. 01050300040100

LOT 1, CAPEHORN NORTH SHORT PLAT, RECORDED OCTOBER 16, 2006, IN THE OFFICIAL RECORDS OF SKAMANIA COUNTY, WASHINGTON, UNDER AUDITOR'S FILE NO. 2006163370.

Assessor Parcel No. 01050330020000

LOT 1, CAPEHORN SOUTH SHORT PLAT, RECORDED JUNE 3, 2005, IN THE OFFICIAL RECORDS OF SKAMANIA COUNTY, WASHINGTON, UNDER AUDITOR'S FILE NO. 2005157517.

Assessor Parcel No. 01050300040300 (CUA)

COMMENCING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SECTION 3, TOWNSHIP 1 NORTH, RANGE 5 EAST, W.M.

THENCE SOUTH 01°01'33" WEST, ALONG THE WEST LINE OF SAID NORTHWEST QUARTER 775.15 FEET TO THE NORTH BOUNDARY OF THE DALEN SHORT PLAT RECORDED IN BOOK 3, PAGE 32;

THENCE SOUTH 89°57'32" EAST ALONG SAID NORTH BOUNDARY OF SAID SHORT PLAT, 636.91 FEET TO THE POINT OF BEGINNING;

THENCE CONTINUING SOUTH 89°57'32" EAST, 333.65 FEET;

THENCE NORTH 02°18'37" EAST, 214.15 FEET;

THENCE SOUTH 87°41'23" EAST, 532.28 FEET TO THE CENTERLINE OF SALMON FALLS ROAD;

THENCE NORTH 03°53'15" EAST ALONG SAID CENTERLINE, 583.44 FEET TO THE NORTH LINE OF SAID NORTHWEST QUARTER;

THENCE NORTH 89°57'31" WEST, 229.04 FEET TO THE EAST LINE OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 3;

THENCE NORTH 01°19'34" EAST, ALONG THE EAST LINE OF SAID SOUTHWEST QUARTER OF THE NORTHWEST QUARTER 431.14 FEET TO THE CENTERLINE OF SALMON FALLS ROAD;

THENCE NORTH 73°27'35" WEST, 212.00 FEET TO A 500-FOOT RADIUS CURVE TO THE LEFT, THE CHORD OF WHICH BEARS NORTH 79°58'18" WEST, 113.41 FEET;

THENCE NORTH 86°29'01" WEST ALONG SAID CENTERLINE 349.70 FEET TO A POINT THAT BEARS NORTH 01°20'39" EAST FROM THE POINT OF BEGINNING;

THENCE SOUTH 01°20'39" WEST, 1307.49 FEET TO THE POINT OF BEGINNING.

EXCEPT ANY PORTION LYING WITHIN THE RIGHT OF WAY OF NE SALMON FALLS ROAD.