

When recorded return to:
Mark Kilpatrick
12903 NW 49th Avenue
Vancouver, WA 98685

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

2023-001298

09/14/2023 12:22 PM

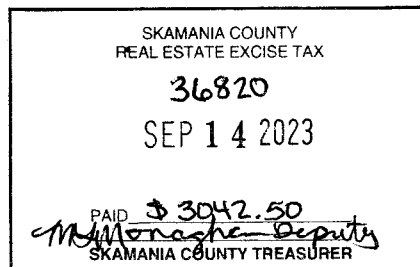
00016803202300012980030031

Filed for record at the request of:



655 W. Columbia Way, Suite 200
Vancouver, WA 98660

Escrow No.: 612891037



BILL OF SALE

For and in consideration of Two Hundred Twenty-Five Thousand Dollars And No/100 Dollars (\$225,000.00) the receipt of which is acknowledged David Rich and Penny Rich, husband and wife ("Seller"), hereby sells, assigns, transfers and delivers to Mark Kilpatrick, a single man and Tracy Lynn Routt, a single woman ("Buyer"), all of Seller's right, title and interest in and to all items of personal property (the "Personal Property") described in Exhibit A attached hereto and made a part hereof.

Said personal property is currently located at:

- ☐ See Exhibit B attached hereto and made a part hereof.
- ☒ Street Address as follows: 136 Northwoods, Cougar, WA 98616
- ☒ On the following described real property:

SEE LEGAL EXHIBIT ATTACHED HERETO AND MADE A PART HEREOF

Abbreviated Legal: (Required if full legal not inserted above.)

Cabin 136 NORTHWOODS

Tax Parcel Number(s): 960001360000000 *gm*

Seller warrants to Buyer that Seller has good title to the Personal Property; that Seller has the right and authority to sell, assign, transfer and deliver the Personal Property to Buyer; and that any interest of Seller in the Personal Property is free and clear of liens, security interests, encumbrances and adverse claims. Said Personal Property is otherwise transferred to Buyer herein in its "as-is-where-is" condition, and without any other representation or warranty of Seller, expressed or implied.

This Bill of Sale is intended to pass title to the Personal Property from Seller to Buyer irrespective of whether any of said Personal Property is correctly characterized as a fixture as a matter of law.

Dated: August 28, 2023

David Rich

David Rich

Penny Rich

Penny Rich

State of Washington
County of Clark

This record was acknowledged before me on 8/31/23 by David Rich and Penny Rich.

Eryn N Hibbs

(Signature of notary public)

Notary Public in and for the State of Washington

My commission expires: 8/19/2024

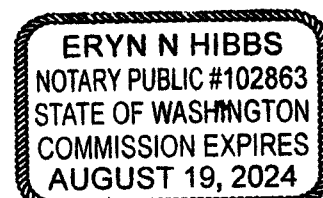


EXHIBIT "A" TO BILL OF SALE
Personal Property

Cabin and and personal property included therein.

Unofficial
Copy

LEGAL DESCRIPTION TO BILL OF SALE

For APN/Parcel ID(s): 96000136000000

Cabin 136, as shown on the Plat entitled Record of Survey for Water Front Recreation, Inc., as dated May 16, 1974, on file and of record under Auditor File No. 77523, at Page 449, of Book 'J' of Miscellaneous Records of Skamania County, Washington, together with an appurtenant easement as established in writing on said Plat, for the joint use of the areas shown as roadway on the Plat. Subject to reservations by the United States of America in approved selection list number 259 dated March 4, 1953, at Page 23, of Book 52 Deeds, under Auditor File No. 62114, records of Skamania County as follows:

"... the provisions, reservations, conditions and limitations of Section 24, Federal Power Act of June 10, 1920, as amended... and the prior right of the United States, its licenses and permittees to use for power purposes that part within Power Project No. 2071, 2111 and 264."

Skamania County Assessor 

Date 9/14/23 Parcel # 96 000 136 000 000