



WHEN RECORDED RETURN TO:

Terese Stacy
P. O. Box 464
Stevenson, Washington 98648

Skamania County
Real Estate Excise Tax
36898
OCT 25 2023

PAID *Exempt*
Vivian C. Keller, Treasurer

STATUTORY WARRANTY DEED

GRANTOR: TERESE A STACY, Successor Trustee, as Trustee of the
BEVERLY A MAKI TRUST dated January 29, 1999

GRANTEE: TERESE A STACY, a single person

Abbreviated Legal: SW ¼ NE ¼, Sec. 34, T2N, R6E, W.M.

Assessor Tax Parcel # 02063410210000 , 03073643030000, 03073644450000 *DB*

Address: 22 Woodard Creek Road

Documentary transfer tax is none. No other consideration.

THE GRANTOR, TERESE A STACY, Successor Trustee, The Beverly A Maki Trust
hereby CONVEYS AND WARRANTS TITLE to

TERESE A STACY, a single person

the following- scribed real estate situated in the County of Skamania, State of Wahington
including any interest therein which Grantor may hereafter acquire:

SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED
HEREIN BY REFERENCE.

SUBJECT TO AND TOGETHER WITH all easements and restrictions of record.

TO HAVE AND TO HOLD, together with all and singular appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, lien, interest, and claim whatsoever of Grantor, either in law or equity, to the proper use, benefit, and behalf of the Grantee and Grantee's successors and assigns, forever.

This conveyance is subject to any and all validly existing easements, rights-of-way, and prescriptive rights, whether or not of record; all other presently recorded and validly existing restrictive covenants and reservations of oil, gas, and other minerals that affect the Property; all other presently recorded and validly existing instruments, other than conveyances of the surface fee estate, that affect the Property; taxes and assessments for the current year and all subsequent years; and zoning and other governmental regulations.

Grantor fully warrants Grantor and Grantor's heirs and successors to warrant and forever defend all and singular the Property to Grantee and Grantee's heirs, successors, and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to reservations and exceptions described herein.

Signed by the Grantor, Beverly A Maki Trust, on OCTober 25, 2023

BEVERLY A MAKI TRUST

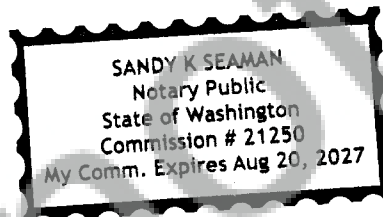
Terese A Stacy Successor Trustee
Terese A Stacy, Successor Trustee

STATE OF WASHINGTON

CITY/COUNTY OF Skamania

I certify that I know or have satisfactory evidence that Terese A Stacy, Successor Trustee is the person who appeared before me, and said person acknowledged that he/she signed this instrument, on oath state that he/she was authorized to execute the instrument and acknowledged it as the Trustee of the Beverly A Maki Trust dated January 29, 1999, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: Oct 25, 2023



Sandy K Seaman
NOTARY PUBLIC

My appointment expires: 8/20/2027

Exhibit "A"

REAL ESTATE TAX AFFIDAVIT:

PARCEL #: 03073644450000

LEGAL DESCRIPTION: Lots 13, 14 & 15, in Block 6 of RIVERVIEW ADDITION TO THE TOWN OF STEVENSON, Washington, according to the recorded Plat thereof, recorded in Book "A" of Plats, page 21 in the County of Skamania, State of Washington.

PARCEL #: 03073643030000

LEGAL DESCRIPTION: Lot 20 of MEAGHERS ADDITION TO STEVENSON according to the re-plat thereof on file and of record at page 120 of book "A 1" of plats, records of Skamania County, Washington;

EXCEPT that portion thereof described as follows:

Beginning at the northwest corner of said lot 20; thence south 16 degrees 59' west 71.47 feet; thence south 19 degrees west 35.80 feet; thence south 89 degrees 41' east 18.08 feet; thence north 14 degrees 34' east 109.94 feet; thence south 85 degrees west 24.74 feet to the point of beginning. AND EXCEPT any portion thereof lying within the vacated "lane" as vacated by ordinance of the City of Stevenson recorded in book "K" of Misc. Records on page 115

PARCEL #: 02063410210000

LEGAL DESCRIPTION:

BOOK 221 PAGE 875

EXHIBIT "A"

Parcel No. 02-06-34-1-0-2100

A tract of land located in the SW $\frac{1}{4}$ NE $\frac{1}{4}$ Section 34, Township 2 North, Range 8 East, W.M., in the County of Skamania and the State of Washington, and described as follows:

Beginning at a point on the south line of said SW $\frac{1}{4}$ NE $\frac{1}{4}$ which lies S 88°31'21" E, 322.05 feet from the southwest corner thereof, thence N 44°26'27" E, 281.75 feet to a point which is 172 feet distant Northwestery from a point on Primary State Highway No. 8 (now SR 14); thence S 54°37'56" E, 172 feet to the Northerly line of said Highway; thence Southwestery along said Northerly line to the south line of said SW $\frac{1}{4}$ NE $\frac{1}{4}$; thence N 88°31'21" W along said line to the Point of Beginning; EXCEPTING THEREFROM any portion of said State Highway No. 8; SUBJECT to Right of Way for WOODARD CREEK ROAD #10140.

This description constitutes a boundary line adjustment between the adjoining property of the Grantor and Grantee herein and is therefore exempt from the requirements of RCW 58.17 and the Skamania County Short Plat Ordinance. The herein described property cannot be segregated and sold without first conforming to the State of Washington and Skamania County Subdivision laws.

Skamania County Assessor

Date 10/25/23 Parcel# 3-7-36-4-4-4500
3-7-36-4-3-300
2-6-34-1-2100