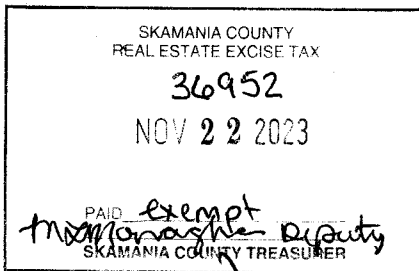


2023-001725

11/22/2023 01:26 PM

WHEN RECORDED MAIL TO:

MICHAEL R. PHILLIPS  
Landerholm, P.S.  
P.O. Box 1086  
Vancouver, WA 98666-1086



00017371202300017250010019

Tax parcel no(s): 02053220010000 and 02053220010006

Space Above for Recording Information Only

WARRANTY DEED

(TRANSFER TO TRUST WITHOUT CONSIDERATION)

THE GRANTOR, TAMMI MORASCH, conveys and warrants to GRANTEEES, TONI MARIE BAKER and TAMMI MARIE MORASCH, Trustees of the Baker-Morasch Trust, dated May 25, 2023, as amended, all of her interest and any after acquired interest in the following described real estate situated in Skamania County, State of Washington:

All that portion of the Northwest Quarter (NW ¼) of Section 32, Township 2 North, Range 5 East of the Willamette Meridian, lying easterly of the easterly line of County Road No. 1108 designated as the Shields-Skye Road and northerly from the center line of County Road No. 1106 designated as the Washougal River Road; and all that portion of the Northeast Quarter (NE ¼) of Section 32, Township 2 North, Range 5 East of the Willamette Meridian lying westerly of the thread of the North Fork of the Washougal River.

SUBJECT TO Easements, Covenants, Conditions and Restrictions of record.


The grantor directs that the transfer to the trust shall result in the transmutation of the character of such real property held by the Trustee into the community property of TONI MARIE BAKER and TAMMI MARIE MORASCH.

The liability and obligations of Grantor to Grantees and Grantees' successors under the warranties contained herein shall be limited to the amount, nature and terms of any title insurance coverage available to Grantor under any title insurance policy. Grantor shall have no liability or obligations except to the extent that reimbursement for such liability or obligation is available to Grantor under any title insurance policy.

DATED this 30 day of October, 2023.

  
TAMMI MORASCH, Grantor

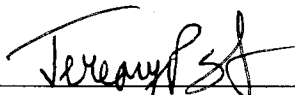
STATE OF WASHINGTON )  
 ) SS.  
County of Clark )

Skamania County Assessor 

Date 11/22/23 Parcel# 0205322 0010000  
0205322 0010006

I certify that I know or have satisfactory evidence that TAMMI MORASCH is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in the instrument.

DATED: October 30, 2023

  
Notary Public in and for the State of Washington,  
residing at Clark County.  
My appointment expires: 4/1/2026

