

Recordation Requested By/Return to:
FIDELITY NATIONAL TITLE COMPANY
JODI REILLY
5400 MEADOWS ROAD, SUITE 100
LAKE OSWEGO, OR 97035
File No. 45142401589

Send Tax Notices to:
BRIAN LEE TAYLOR
14792 WASHOUGAL RIVER ROAD
WASHOUGAL, WA 98671

QUITCLAIM DEED

THIS DEED, executed this 22 day of March, 2024, THE GRANTOR(S)

SARAH KATHLEEN TAYLOR, A MARRIED WOMAN,

for and in consideration of \$0.00

in hand paid, conveys, and quit claims to **BRIAN LEE TAYLOR, A MARRIED MAN** the following real estate, situated in the County of SKAMANIA, State of Washington:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Im 3/28/24
Tax Parcel Number: 02-05-22-4-0-0400-00 AND 02-05-22-4-0-0400-05

Property Address: 14792 WASHOUGAL RIVER ROAD, WASHOUGAL, WA 98671

Abbreviated Legal Description (~~required if full legal not inserted above~~):

Lot 3 WOODROW TAYLOR SP BK 3/Pg 138

Skamania County
Real Estate Excise Tax
37106
MAR 28 2024

PAID N/A
Skamania County Treasurer

Dated: 03/22/2024

Sarah Kathleen Taylor
SARAH KATHLEEN TAYLOR

STATE OF WASHINGTON)
) SS.
COUNTY OF Skamania)

I certify that I know or have satisfactory evidence that **SARAH KATHLEEN TAYLOR**, is/are the person(s) who appeared before me and said person(s) acknowledged that she/he/they signed this instrument and acknowledge it to be a free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: 3-22-2024

(Seal)

NOTARY PUBLIC
STATE OF WASHINGTON
DOROTHY SHERRILL
MY COMMISSION EXPIRES
DECEMBER 19, 2024
COMMISSION # 163406

Dorothy Sherrill
Notary name printed or typed: Dorothy Sherrill
Notary Public in and for the State of WA
Residing at Vancouver WA
My Appointment Expires: 12-19-24

This Instrument Prepared By:
BRENT DILLE WA Bar No. 25137
o/b/o BC LAW FIRM, P.A.
2010 CATON WAY SW 101
OLYMPIA, WA 98502

Unofficial Copy

EXHIBIT "A"
Legal Description

A portion of the East half of the Southeast quarter of Section 22, Township 2 North, Range 5 East, Willamette Meridian, Skamania County, Washington, described as follows:

Beginning at a concrete monument with brass cap set to mark the quarter corner between Sections 22 and 23; thence South 01°29'34" West along the East line of Section 22, 120.55 feet to the TRUE POINT OF BEGINNING; thence South 01°29'34" West, 738.45 feet; thence North 83° West along an existing fence, 184.16 feet, to the East line of a 60 foot strip deeded to the State of Washington as recorded in Book 39 of Deeds at page 199; thence Northerly along said East line 782 feet, more or less, to the TRUE POINT OF BEGINNING.

ALSO, all that portion of the North 525 feet of the East half of the Southeast quarter of Section 22 that lies West of the West line of the Washougal River Road as described in Book 68 of Deeds at Page 11.

TOGETHER WITH an easement for ingress and egress only 30 feet in width over existing roads running Westerly from the County Road over the Northeast quarter of the Southeast quarter and the North half of the Southeast quarter of the Southeast quarter.

ALSO KNOWN AS Lot 3 of the WOODROW TAYLOR SHORT PLAT as recorded in Book 3, Page 138 of Skamania County Auditor's Records.

Skamania County Assessor

Date 3-28-24 Parcel# 0205-22400-040000
0205-22400-040005
mm