



00018378202400006360030035

When recorded return to:

Mark D. Stevens & Carol Lee Simmons-Stevens
Carter C Albertini
2490 Kamehameha V Highway
Kaunakakai, HI 96748

Skamania County
Real Estate Excise Tax

37153

MAY 06 2024

PAID \$ 7475.00

Skamania County Treasurer
McDonagh De Putz

STATUTORY WARRANTY DEED

Filed for record request of:
Columbia Gorge Title
Reference: S-24-16

THE GRANTOR(S)

Pharaoh C. ~~Lappa~~, who acquired title as Pharaoh C. ~~Skinner~~, and Oliver J. Skinner, wife and husband,

*Skinner

*Lappin

for and in consideration of

Ten Dollars and other valuable consideration (\$10.00)

in hand paid, conveys and warrants to

THE GRANTEE(S)

Mark D. Stevens, Trustee of The Mark D Stevens Revocable Living Trust dated April 14, 2015, and any amendments, Carol Lee Simons-Stevens, Trustee of The Carol Lee Simmons-Stevens Revocable Living Trust dated April 14, 2015, and any amendments, ~~and Carter C Albertini, an unmarried man~~

the following described real estate, situated in the County of Skamania, State of Washington:

FOR PROPERTY DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART
HEREOF.

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

Ptn. Sec 25, T3N, R7E W.M.

TOGETHER WITH 2024 MH CHMN 52X48 VIN# 24500PHA101677AB

SUBJECT TO NO SPECIAL EXCEPTIONS OF THE PRELIMINARY TITLE REPORT DATED MARCH 25, 2024, FILE NUMBER S-24-16, A COPY OF WHICH WAS PROVIDED TO THE GRANTOR AND GRANTEE HEREIN NAMED.

Tax Parcel Number(s): 03-07-25-4-0-0700-00 & 03-07-25-4-0-0600-00 *om*

Dated: 4/25/24

Ph C. Skinner
Pharaoh C. Skinner

Oliver J. Skinner
Oliver J. Skinner

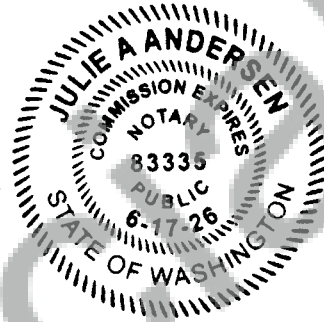
STATE OF WASHINGTON
COUNTY OF SKAMANIA

This record was acknowledged before me on 25 day of April, 2024 by Pharaoh
C Skinner and Oliver J Skinner

Julie A Andersen
Signature

Escrow Officer
Title

My commission expires: June 17, 2026



Unofficial Copy

EXHIBIT A
LEGAL DESCRIPTION

Property Address: 181 Bruning Road, Stevenson, WA 98648
Tax Parcel Number(s): 03-07-25-4-0-0700-00 & 03-07-25-4-0-0600-00

Property Description:

PARCEL I: 03-07-25-4-0-0700-00

Commencing at the Southwest corner of the Northwest Quarter of the Southeast Quarter of Section 25, Township 3 North, Range 7 East, W.M.; thence East along the South line of the Northwest Quarter of the Southeast Quarter of the said Section 25 to intersection with Brunning Road; thence Northerly along said road 250 feet; thence West to the West line of the Northwest Quarter of the Southeast Quarter of the said Section 25; thence South along said West line to the Point of Beginning.

TOGETHER WITH a tract of land located in the Northeast Quarter of the Southwest Quarter of Section 25, Township 3 North, Range 7 East, W.M., more particularly described as follows:

Beginning at the Southeast corner of the Northeast Quarter of the Southwest Quarter of the said Section 25; thence West 60 feet; thence North 249.88 feet; thence East 60 feet; thence South 249.88 feet to the Point of Beginning.

PARCEL II: ~~03-07-25-4-0-0600-00~~ 03-07-25-4-0-0600-00

A tract of land located in the West Half of the Northwest Quarter of the Southeast Quarter of Section 25, Township 3 North, Range 7 East, W.M., described as follows:

Beginning at the Southwest corner of the West Half of the Northwest Quarter of the Southeast Quarter of the said Section 25, thence East to the County Road known and designated as Brunning Road; thence Northerly along said road 250 feet to the initial point of the tract hereby described; thence West 200 feet, more or less to intersection with the West line of the Southeast Quarter of the said Section 25; thence North 100 feet; thence East 208 feet, more or less, to the said County road known and designated as Brunning Road; thence Southerly along said road to the Point of Beginning.

EXCEPT right of way for County Road known and designated as Brunning Road, formerly known as Kanaka Creek Road.

TOGETHER WITH 2024 MH CHMN 52X48 VIN# 24500PHA101677AB

Skamania County Assessor 

Date 5/6/24 Parcel# 03072540070000
03072540060000