



When recorded return to:

Gretchen J. Gill
4810 28th Ave S
Seattle, WA 98108

STATUTORY WARRANTY DEED

Filed for record request of:
Columbia Gorge Title
Reference: S-24-297

THE GRANTOR(S)

Joanne E. Wallace, a married woman as her separate estate,

for and in consideration of
Ten Dollars and other valuable consideration (\$10.00)

in hand paid, conveys and warrants to
THE GRANTEE(S)
Gretchen J. Gill, an unmarried woman

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.

Skamania County Assessor

Date 8/29/24 Parcel # 3-7-36-2-3-402

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

Lots 30 & E1/2 31 IMAN ROCK CREEK TRACTS Bk A/Pg 118

SUBJECT TO SPECIAL EXCEPTIONS 9, 10, 11 & 12 OF THE PRELIMINARY TITLE REPORT DATED JULY 3, 2024, FILE NUMBER S-24-297, A COPY OF WHICH WAS PROVIDED TO THE GRANTOR AND GRANTEE HEREIN NAMED.

Tax Parcel Number(s): 03-07-36-2-3-0402-00

Skamania County
Real Estate Excise Tax
37352

AUG 29 2024

Dated: 8-29-24

Joanne E. Wallace
Joanne E. Wallace

PAID \$ 9081.50
Skamania County Treasurer
M. Monaghan Deputy

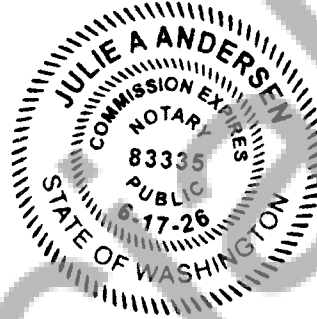
STATE OF WASHINGTON
COUNTY OF SKAMANIA

This record was acknowledged before me on 29 day of August, 2024 by Joanne E Wallace.

Julie A Andersen
Signature

Public Notary
Title

My commission expires: June 17, 2026



Unofficial Copy

EXHIBIT A
LEGAL DESCRIPTION

Property Address: 890 NW First Falls View Rd, Stevenson, WA 98648
Tax Parcel Number(s): 03-07-36-2-3-0402-00

Property Description:

Lot 30 and the East Half of Lot 31, IMAN ROCK CREEK TRACTS, according to the recorded Plat thereof, recorded in Book 'A' of Plats, Page 118, in the County of Skamania, State of Washington.

TOGETHER WITH that portion conveyed by Deed recorded November 30, 2005 as Auditor File Number 2005159697, Skamania County Records, more particularly described as follows:

That portion of the Southwest Quarter of the Southwest Quarter of Section 36, Township 3 North, Range 7 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Commencing at the Northeast corner of the Southwest Quarter of the Southwest Quarter of said Section 36; thence North 89° 16' 35" West 745.33' along the North line thereof to the Southeast corner of Lot 30, Iman Rock Creek Tracts and the True Point of Beginning; thence continuing North 89° 16' 35" West 150.00' to the Southwest corner of the East half of Lot 31, Iman Rock Creek Tracts; thence South 01° 05' 02" West 3.74' to the North line of the Plat of Angel Heights; thence South 88° 57' 10" East 150.00' along said North line; thence North 01° 05' 02" East 4.59' to the True Point of Beginning.