

Skamania County, WA  
Total: \$305.50  
DEED  
Pgs=3

2024-001259

09/03/2024 04:58 PM

Request of: COLUMBIA GORGE TITLE



00019366202400012590030037

When recorded return to:

Joel Michael Tallman and Crystal Marie Ives Tallman

27.5 N Acadia Ave

Cllovis CA 93612

## STATUTORY WARRANTY DEED

Filed for record request of:  
Columbia Gorge Title  
Reference: S-24-273

THE GRANTOR(S)

Georgia M. Jacobs, a widow

for and in consideration of

Ten Dollars and other valuable consideration (\$10.00)

in hand paid, conveys and warrants to

THE GRANTEE(S)

Joel Michael Tallman and Crystal Marie Ives Tallman, a married couple

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 LOCATED ON PAGE 3.

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

Ptn. Sec 27, T4N, R7E W.M.

SUBJECT TO SPECIAL EXCEPTIONS 10,11,12,13,14,15 AND 18 OF THE PRELIMINARY TITLE REPORT  
DATED August 28, 2024 FILE NUMBER S-24-273. A COPY OF WHICH WAS PROVIDED TO THE  
GRANTOR AND GRANTEE HEREIN NAMED.

Tax Parcel Number(s): 04-07-27-0-0-1400-00

Dated: 8/30/24

Georgia M. Jacobs  
Georgia M. Jacobs

Skamania County  
Real Estate Excise Tax

37357

SEP 03 2024

PAID

\$ 11,450.25

Skamania County Treasurer

ESR Deputy

STATE OF WASHINGTON  
COUNTY OF SKAMANIA

This record was acknowledged before me on 30 day of August, 2024 by Georgia  
M. Jacobs.

Betty Whitney  
Signature

Notary  
Title

My commission expires:

10-29-24



Unofficial Copy

**EXHIBIT A**  
**LEGAL DESCRIPTION**

Property Address: 52 Summer Road, Carson, WA 98610  
Tax Parcel Number(s): 04-07-27-0-0-1400-00

**Property Description:**

A tract of land in the Southeast Quarter of the Southeast Quarter of the Northeast Quarter of Section 27, Township 4 North, Range 7 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Beginning at the Quarter corner of the East line of the said Section 27; thence West along the South line of Northeast Quarter of said Section 27 a distance of 200 feet; thence North 220 feet; thence East 200 feet; then South 220 feet to the point of beginning.

TOGETHER with a tract of land in the Northeast Quarter of the Northeast Quarter of the Southeast Quarter of Section 27, Township 4 North, Range 7 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Beginning at a brass cap monumenting the quarter corner on the East line of said Section 27; thence South 89° 48' 12" West along the North line of said Southeast Quarter a distance of 200 feet to the Southeast corner of the land described as parcel 2 of Skamania County Deed of record instrument #2006164213 conveyed to Trout Creek Cabin Irrevocable Trust. Thence South 00° 48' 20" East a distance of 50.61 feet, more or less, to the thread of Trout Creek; thence Southeasterly along said thread a distance of 215 feet to the East line of said Section 27; thence North 00° 48' 20" West along said section line a distance of 129.00 feet, more or less, to the point of beginning.

TOGETHER with a tract of land in the Northwest Quarter of the Northwest Quarter of the Southwest Quarter of Section 26, Township 4 North, Range 7 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Beginning at a brass cap monumenting the quarter corner on the West line of said Section 26; thence South 00° 48' 20" East along the West line of said Section 26 a distance of 129.00 feet, more or less, to the thread of Trout Creek; thence along said thread in a Southeasterly direction to the intersection point of said thread and a line which bears South 00° 44' 29" East from a 5/8" iron rod marked "Terra L.S. 18731" found on the North line of said Quarter of Section 26; thence North 00° 44' 29" West a distance of 231.99 feet to said iron rod; thence North 89° 42' 07" West along the North line of said quarter of Section 26 a distance of 336.06 feet to the point of beginning.

Skamania County Assessor

Date 9/3/24 Parcel# 04072700140000