

WHEN RECORDED RETURN TO:
Carolyn Simms
P.O. Box 169
Washougal, WA 98671

Skamania County, WA
Total: \$304.50
DEED
Pgs=2
2025-000069
01/14/2025 02:10 PM
Request of: CAROLYN SIMMS



Skamania County
Real Estate Excise Tax

37577
JAN 14 2025

PAID exempt
Maxine Wilson Skamania County Treasurer Deputy

STATUTORY WARRANTY DEED

GRANTORS: ZACHARY WILSON and ANN P. WILSON, husband and wife
GRANTEES: ZACHARY J. WILSON and ANN P. WILSON, Trustees of the WILSON FAMILY TRUST
ABBREVIATED LEGAL(S): Ptn. Sec 20 T2N, R5E, W.M.
TAX PARCEL NUMBER(S): 02052000010500

THE GRANTORS, **ZACHARY WILSON and ANN P. WILSON, husband and wife**,
for and in consideration of a transfer to a revocable trust according to WAC 458-61A-211(2)(g) and other
valuable consideration in hand paid convey to **ZACHARY J. WILSON and ANN P. WILSON, Trustees of
the WILSON FAMILY TRUST** dated 12/20/24, the following described real estate, situated in the County
of Skamania, State of Washington:

Legal Description is attached as Exhibit "A" and made a part hereof.

DATED this 20th day of December, 2024.

Zachary Wilson
ZACHARY WILSON

Ann P. Wilson
ANN P. WILSON

STATE OF Washington)
COUNTY OF Clark)ss.

On this day personally appeared before me ZACHARY WILSON and ANN P. WILSON to me known to
be the individuals described in and who executed the within and foregoing instrument, and acknowledged that they
signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 20th day of December, 2024.

NOTARY PUBLIC
STATE OF WASHINGTON
CAROLYN A SIMMS
MY COMMISSION EXPIRES
SEPTEMBER 01, 2025
COMMISSION # 62015

Carolyn A. Simms
Notary Public for Washington
Residing at: Clark County
My Commission expires: 9-1-2025

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): 02052000010500

A tract of land in the Northeast Quarter of the Northeast Quarter of Section 20, Township 2 North, Range

5 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Beginning at the Southeast corner of the Northeast Quarter of Section 20, Township 2 North, Range 5 East of the Willamette Meridian; thence North 1°23'49" East along the East line of said Northeast Quarter

1,374.90 feet to the true point of beginning; thence continuing North 1°23'49" East along said East line 599.37 feet to the Southeast corner of the Northeast quarter of the Northeast quarter of the Northeast quarter of Section 20; thence North 88°12'57" West along the South line of the North half of the Northeast quarter of the Northeast quarter of said Section 20, 654.18 feet to the center of a private road

more particularly described on short plat approval recorded at pages 43 and 43J of Book 1 of Short Plats,

Auditor File No. 82512, records of Skamania County, Washington; thence Southerly along the center of said road to a point that bears North 88°12'57" West from the true point of beginning; thence South 88°12'57" East 710.57 feet to the true point of beginning.

Also known as Lot 5, DOBBINS Short Plat, recorded in Book 1 of Short Plats, Page 43, Skamania County Records.

Subject to: Covenants, conditions, restrictions, agreements and easements of record, if any.

Skamania County Assessor

Date 1-14-25 Parcel# 2-5-20-105

(Signature)