

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

2025-000552

04/23/2025 01:46 PM

Request of: COLUMBIA GORGE TITLE



00021021202600006520030036

When recorded return to:

Timothy J. Neal and Jessica Neal
331 Upper Lakeview Rd.
White Salmon, WA 98672

STATUTORY WARRANTY DEED

Filed for record request of:
Columbia Gorge Title
Reference: S-25-84

THE GRANTOR(S)

Julia DeArmond and Anthony Villagomez, as co-tenants in common with right of survivorship,

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

in hand paid, conveys and warrants to
THE GRANTEE(S)
Timothy Neal and Jessica Neal, husband and wife

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.)

Lot 2 SCOTT MAYTUBBY SP Bk 3/Pg 363

SUBJECT TO SPECIAL EXCEPTIONS 8,9,10,11,12,13,14,15,16,17 & 18 OF THE PRELIMINARY TITLE
REPORT DATED APRIL 7, 2025, FILE NUMBER S-25-84. A COPY OF WHICH WAS PROVIDED TO THE
GRANTOR AND GRANTEE HEREIN NAMED.

Tax Parcel Number(s): 03-10-03-0-0-0231-00

Dated: 4/22/2025

Julia DeArmond

Anthony Villagomez

Skamania County

Real Estate Excise Tax

37710

APR 23 2025

PAID

\$ 10,535.00

Skamania County Treasurer

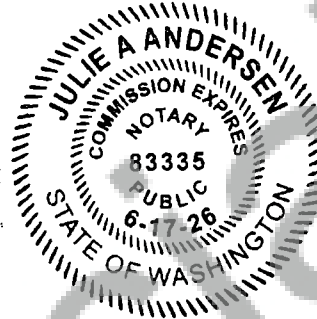
STATE OF Washington
COUNTY OF Skamania

This record was acknowledged before me on this 23 day of April, 2025 by Julia DeArmond.

Signature

Title

My commission expires: June 17, 2026



STATE OF OREGON
COUNTY OF HOOD RIVER

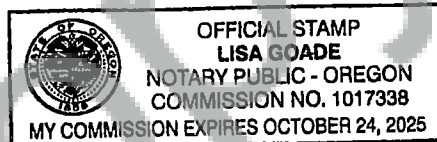
This record was acknowledged before me on this 22nd day of April, 2025, by Anthony Villagomez.

Signature

NOTARY

Title

My commission expires: OCTOBER 24, 2025



**EXHIBIT A
LEGAL DESCRIPTION**

Property Address: 331 Upper Lakeview Road, White Salmon, WA 98672
Tax Parcel Number(s): 03-10-03-0-0-0231-00

Property Description:

A tract of land in the Northwest Quarter of Section 3, Township 3 North, Range 10 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Lot 2 of the SCOTT MAYTUBBY Short Plat, recorded in Book 3 of Short Plats, Page 363, Skamania County Records.

EXCEPTING THEREFROM that portion conveyed by instrument recorded in Book 218, Page 845 Skamania County Records; more particularly described as follows:

Beginning at the Southwest corner of Lot 2 of SCOTT MAYTUBBY Short Plat, recorded in Book 3 of Short Plats, Page 363; thence North 61° 14' 37" East along the South line of Lot 2 to an angle point on the South line a distance of 199.80 feet; thence North 70° 10' 24" West a distance of 169.53 feet to an angle point on the West line of Lot 2; thence South 05° 49' 32" West along the West line a distance of 154.42 feet back to the Point of Beginning.

Skamania County Assessor *DM*

Date 4/23/25 Parcel# 03100300023100