



00021164202500006570030030

When recorded return to:

Edward Alan Bambauer
1209 North Cambridge Circle
Chandler, AZ 85225

Skamania County
Real Estate Excise Tax

37735
MAY 06 2025

PAID Exempt
Skamania County Treasurer
FSA, Deputy

QUIT CLAIM DEED

THE GRANTOR(S)
Wind Mountain Development, LLC, an Arizona Limited Liability Company

for and in consideration of
MERE CHANGE IN IDENTITY

in hand paid, conveys and quit claims to

THE GRANTEE(S)
Gerald A. Barnes, a single man, an undivided 1/3 interest, and Edward Alan Bambauer and Heidi Ann Bambauer, a married couple, each to their undivided 1/3 interest

the following described real estate, situated in the County of Skamania, State of Washington
together with all after acquired title of the grantor(s) herein:

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

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

Lot 3 GERALD SP AF#2004153569

Tax Parcel Number(s): 03-08-26-0-0-0527-00

Dated: 5/2/25

Wind Mountain Development, LLC, a Limited Liability Company

By: Edward Alan Bambauer
Edward Alan Bambauer, Member

By: Heidi Ann Bambauer
Heidi Ann Bambauer, Member

By: Gerald A. Barnes
Gerald A. Barnes, Member

STATE OF Arizona
COUNTY OF Maricopa

This record was acknowledged before me on this 2 day of May, 2025, by
Edward Alan Bambauer and Heidi Ann Bambauer, Members of Wind Mountain Development, LLC.

Brandi Brown

Signature

Notary

Title

My commission expires: March 12, 2027



STATE OF WASHINGTON
COUNTY OF SKAMANIA

This record was acknowledged before me on this 5 day of May, 2025, by
Gerald A. Barnes, Member of Wind Mountain Development, LLC.

Julie A. Andersen

Signature

Public Notary

Title

My commission expires: June 17, 2026

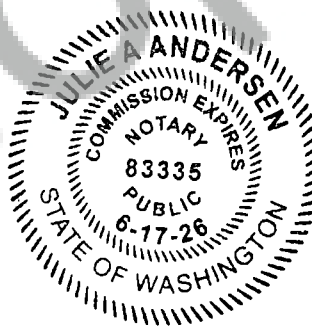


EXHIBIT A
LEGAL DESCRIPTION

Property Address: Lot 3 Desolation Rd, Home Valley, WA 98648
Tax Parcel Number(s): 03-08-26-0-0-0527-00

Property Description:

Adjusted Lot 3 of the GERALD BARNES Short Plat, located in Sections 26 and 27 of Township 3 North, Range 8 East of the Willamette Meridian, in the County of Skamania, State of Washington:

Commencing at the Southeast corner of Lot 3 as shown on the GERALD Short Plat, filed in Skamania County under Auditor's File Number 2004153569 and being 2.5 inch Aluminium Cap;

Thence North 00° 11' 02" West, a distance of 369.19 feet to the centerline of an unnamed creek;

Thence along the centerline of said unnamed creek in a Southwesterly direction to the North line of Lot 1 of said GERALD Short Plat;

Thence South 88° 48' 06" East, a distance of 72.94 feet to the Northwest corner of the area added to Lot 2 of the GERALD Short Plat in Quit Claim Deed filed in Auditor's File Number 2004155807;

Thence North 20° 03' 41" East, a distance of 44.03 feet to the beginning of a curve tangent to said line;

Thence a distance of 106.43 feet along the curve concave to the Southeast, having a radius of 60.00 feet and a central angle of 101° 37' 43";

Thence South 58° 18' 36" East tangent to said curve, a distance of 256.75 feet;

Thence South 41° 56' 13" East, a distance of 151.78 feet to the centerline of a seasonal drainage;

Thence Northeasterly along said centerline to the East line of said Lot 2 of the GERALD Short Plat;

Thence North 00° 11' 02" West, a distance of 88.52 feet to the Point of Beginning.

Skamania County Assessor

Date 5/6/25 Parcel # 3-8-26-527
DU