



00021320202500007710030030

When recorded return to:

Dayna Nyberg and Darrell Ward
14015 Northeast 73rd Street
Vancouver, WA 98682

STATUTORY WARRANTY DEED

Filed for record request of:
Columbia Gorge Title
Reference: S-25-100

THE GRANTOR(S)
Joey D Fechtner and Sandra C. Fechtner, husband and wife,

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

in hand paid, conveys and warrants to
THE GRANTEE(S)
Dayna Nyberg, an unmarried woman, and Darrell Ward, an unmarried man

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 3 BOULDER RIDGE ESTATES AF#2009174613

SUBJECT TO SPECIAL EXCEPTIONS 8, 9, 10, 11, 12, 13, 14, 15, 16, 17 & 18 OF THE PRELIMINARY TITLE
REPORT DATED MARCH 31, 2025, FILE NUMBER S-25-100, A COPY OF WHICH WAS PROVIDED TO
THE GRANTOR AND GRANTEE HEREIN NAMED.

Tax Parcel Number(s): 03-75-01-4-0-0300-00

Dated: 5/21/25

Joey D. Fechtner

Sandra C. Fechtner

Skamania County
Real Estate Excise Tax

37763
MAY 22 2025

PAID

\$ 4284.50

Skamania County Treasurer

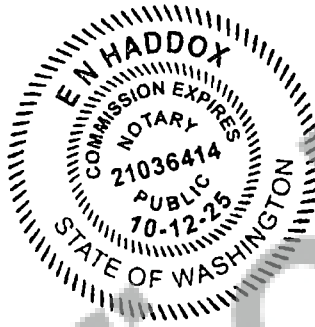
STATE OF WASHINGTON
COUNTY OF SKAMANIA

This record was acknowledged before me on this 21st day of May, 2025 by Joey
D Fechtner and Sandra C Fechtner.

E. Haddox
Signature

notary
Title

My commission expires: 10/12/25



Unofficial Copy

EXHIBIT A
LEGAL DESCRIPTION

Property Address: Lot 3 Boulder Ridge, Carson, WA 98610
Tax Parcel Number(s): 03-75-01-4-0-0300-00

Property Description:

Lot 3 of the BOULDER RIDGE SUBDIVISION, according to the recorded Plat thereof, recorded in Auditor File No. 2009174613, in the County of Skamania, State of Washington.

Skamania County Assessor

Date 5/22/25 Parcel # 3-75-01-4-300

(Signature)

Unofficial Copy