

Skamania County, WA
Total: \$306.50
DEED
Pgs=4

2025-000964

06/24/2025 12:00 PM

Request of: COLUMBIA GORGE TITLE



00021696202500009640040045

When recorded return to:

Michael Jarod Platt and Felicia Diane Platt
201 Thompson Drive
Washougal, WA 98671

Filed for record at the request of:



CHICAGO TITLE

COMPANY OF WASHINGTON

4601 NE 77th Ave., Suite 120
Vancouver, WA 98662-6730

Escrow No.: 622-172805

Skamania County
Real Estate Excise Tax

37815
JUN 24 2025

PAID \$ 17,420.00
Skamania County Treasurer
Monika L. Depady

STATUTORY WARRANTY DEED

THE GRANTOR(S) Ronald Ray Erdahl, a married man as his separate estate
for and in consideration of Ten And No/100 Dollars (\$10.00) and other good and valuable
consideration
in hand paid, conveys and warrants to Michael Jarod Platt and Felicia Diane Platt, a married couple
the following described real estate, situated in the County of Skamania, State of Washington:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

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

Lot 4 SKYE SUB AF#2006161314

Tax Parcel Number(s): 02053140030400

LM 6-24-25

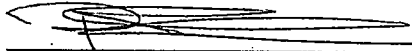
Subject to:

SEE EXHIBIT "B" ATTACHED HERETO AND MADE A PART HEREOF

STATUTORY WARRANTY DEED

(continued)

Dated: 6/13/2025

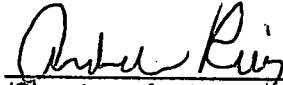


Ronald Ray Erdahl

State of NEVADA

County of Clark

This record was acknowledged before me on 6/13/2025 by Ronald Ray Erdahl.



(Signature of notary public)
Notary Public in and for the State of NV
My appointment expires: 8/12/2025

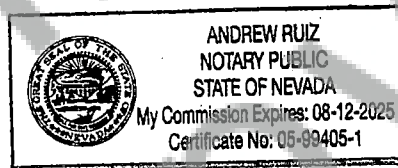


EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): 02053140030400

Lot 4 of SKYE SUBDIVISION, according to the Plat thereof, recorded under Auditor's File No. 2006161314, records of Skamania County, State of Washington

Skamania County Assessor

Date 6-24-25 Parcel# 02053140030400

Am

EXHIBIT "B"

(Exceptions)

1. Taxes and Assessments as they become due and payable

Declaration, Covenants, Conditions and Restrictions and/or easements; but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, family status or national origin to the extent such covenant, conditions or restrictions violate Title 42, Section 3604 and 3607, of the United States Codes:

Recorded : April 19, 2000

Book : 198

Page : 468

2.

Conditions, Restrictions and Easements, including the terms and provisions thereof, as shown on the recorded plat of SKYE SUBDIVISION Auditor's File No. 2006161314.

3. See recorded plat for details

Agreement, including the terms and provisions thereof:

Regarding : Road Maintenance

Recorded : April 25, 2006

4. As : 2006161316

Agreement, including the terms and provisions thereof:

Regarding : Declaration regarding water facilities easement and maintenance agreement

Recorded : May 10, 2006

5. As : 2006161495

Declaration, Covenants, Conditions and Restrictions and/or easements; but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, family status or national origin to the extent such covenant, conditions or restrictions violate Title 42, Section 3604 and 3607, of the United States Codes:

Recorded : August 21, 2006

6. As : 2006162695

Declaration, Covenants, Conditions and Restrictions and/or easements; but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, family status or national origin to the extent such covenant, conditions or restrictions violate Title 42, Section 3604 and 3607, of the United States Codes:

Recorded : May 5, 2010

7. As : 2010175406