



00021861202600011410020026

AFTER RECORDING MAIL TO:

James Baldwin and Kristin Baldwin and Julie Baldwin  
4811 NE 88th Street  
Vancouver, WA 98665

Skamania County  
Real Estate Excise Tax

37860  
JUL 24 2025

PAID exempt  
Matthew Magrath Skamania County Treasurer

Filed for Record at Request of: WFG National Title Company of Clark County WA, LLC  
Escrow Number: 25-153209

**QUIT CLAIM DEED**

Abbreviated Legal: Lot 145, Subdivision of NORTHWOODS

Additional legal(s) on page:

Assessor's Tax Parcel Number(s): 96000145000000

THE GRANTOR Donald Berger, spouse of Kristin Baldwin for and in consideration of separate community property, conveys and quit claims to Kristin Baldwin, a married person as their separate estate the following described real estate, situated in the County of Skamania, State of Washington:

Cabin 145, as shown on the Plat entitled Record of Survey for Water Front Recreation, Inc., as dated May 16, 1974, on file and of record under Auditor File No. 77523, at Page 449, of Book 'J' of Miscellaneous Records of Skamania County, Washington, together with an appurtenant easement as established in writing on said Plat, for the joint use of the areas shown as roadway on the Plat.

Subject to reservations by the United States of America in approved selection list number 259 dated March 4, 1953, at Page 23, of Book 52 Deeds, under Auditor File No. 62114, records of Skamania County as follows:

"... the provisions, reservations, conditions and limitations of Section 24, Federal Power Act of June 10, 1920, as amended... and the prior right of the United States, its licenses and permittees to use for power purposes that part within Power Project No. 2071, 2111 and 264."

Together with all after acquired title of the grantor(s) herein:

Skamania County Assessor

Dated this 10<sup>th</sup> day of July, 2025

Date 7/24/25 Parcel # 96000145

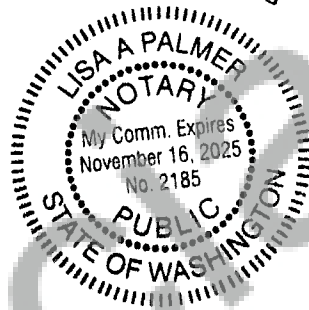
D. Berger  
Donald Berger

STATE OF WASHINGTON }

County of Clark }

This record was acknowledged before me on this this 10 day of July, 2025,  
by Donald Berger

[Signature]  
Notary Public for Washington  
My Commission Expires: 11-16-25



Unofficial Copy