

Skamania County, WA  
Total: \$304.50  
DEED  
Pgs=2

2025-001483

09/18/2025 02:47 PM

Request of: COLUMBIA GORGE TITLE



00022306202500014830020020

AFTER RECORDING MAIL TO:

Julie Ruth and Jeffrey Scott Ruth  
30524 NE Tenth St  
Washougal, WA 98671

Skamania County

Real Estate Excise Tax

37936

SEP 18 2025

PAID \$ 2502.50

Skamania County Treasurer  
*Matthew Repolis*

Filed for Record at Request of:  
First American Title Insurance Company

Space above this line for Recorders use only

## STATUTORY WARRANTY DEED

File No: 4283-4261084 (DD)

Grantor(s): **Andrew T. Duggan and James Owen Price II, a married couple who acquired title as Andrew T. Duggan a single man and James Owen Price, a single man**

Grantee(s): **Julie Ruth and Jeffrey Scott Ruth, a married couple**

Abbreviated Legal: **Lot 25, SWIFT CREEK ESTATES, according to the recorded Plat thereof, recorded in Book B of Plats, Page 72, in the County of Skamania, State of Washington.**

Additional Legal on page:

Assessor's Tax Parcel No(s): **07063522012500** *am*

**THE GRANTOR(S) Andrew T. Duggan and James Owen Price II, a married couple who acquired title as Andrew T. Duggan a single man and James Owen Price, a single man** for and in consideration of **Ten Dollars and other Good and Valuable Consideration**, in hand paid, conveys and warrants to **Julie Ruth and Jeffrey Scott Ruth, a married couple**, the following described real estate, situated in the County of Skamania, State of Washington.

**LEGAL DESCRIPTION:** Real property in the County of Skamania, State of Washington, described as follows:

**Lot 25, SWIFT CREEK ESTATES, according to the recorded Plat thereof, recorded in Book B of Plats, Page 72, in the County of Skamania, State of Washington.**

Subject To: This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

Skamania County Assessor *am*


Date 9/18/25 Parcel# 07063522012500

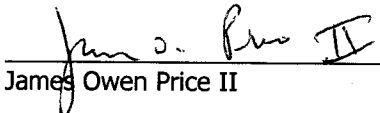
APN: 07063522012500

Statutory Warranty Deed  
- continued

File No.: 4283-4261084 (DD)

Dated: 9-17-2025


  
Andrew T. Duggan

  
James Owen Price II

STATE OF Washington )

COUNTY OF Clark )-ss  
~~Skamania~~ n )

This record was acknowledged before me on 9/17/25 by **Andrew T. Duggan and James Owen Price, II.**



Notary Public  
My commission expires: 1-16-2026

NOTARY PUBLIC  
STATE OF WASHINGTON  
DEEANNA L. DODDRIDGE  
MY COMMISSION EXPIRES  
JANUARY 16, 2026  
COMMISSION # 27540