

Request of: COLUMBIA GORGE TITLE

When recorded return to:

Dana Valentine and David Valentine
3435 Chestnut Rd
Gainesville, GA 30506



STATUTORY WARRANTY DEED

Filed for record request of:
Columbia Gorge Title
Reference: S-25-387

THE GRANTOR(S)
David F. Bitikofer and Irene E. Bitikofer, 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)
Dana Valentine and David Valentine, wife and husband

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 R-12 1ST ADD TO RELOCATED NORTH-BONNEVILLE

SUBJECT TO SPECIAL EXCEPTIONS 9 & 10 OF THE PRELIMINARY TITLE REPORT DATED SEPTEMBER 29, 2025, FILE NUMBER S-25-387, A COPY OF WHICH WAS PROVIDED TO THE GRANTOR AND GRANTEE HEREIN NAMED.

Tax Parcel Number(s): 02-07-21-1-2-0204-00 *LM 10-27-25*

Dated: 10/23/2025

David F. Bitikofer
David F. Bitikofer

Irene E. Bitikofer
Irene E. Bitikofer

Skamania County
Real Estate Excise Tax

37994
OCT 27 2025

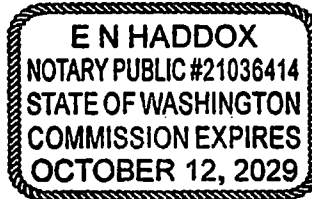
PAID \$11,070.56
Skaneateles County Treasurer
M. J. Donaghy Deputy

STATE OF WASHINGTON
COUNTY OF SKAMANIA

This record was acknowledged before me on this 13rd day of October, 2025, by
David F Bitikofer and Irene E Bitikofer.

E N Haddox
Signature

Notary
Title



My commission expires: 10/12/29

Unofficial Copy

EXHIBIT A
LEGAL DESCRIPTION

Property Address: 809 Lakeside Way, North Bonneville, WA 98639
Tax Parcel Number(s): 02-07-21-1-2-0204-00

Property Description:

Lot R-12, FIRST ADDITION TO THE PLATS OF RELOCATED NORTH BONNEVILLE, recorded in Book 'B' of Plats, Page 39, under Skamania County File No. 89137, in the County of Skamania, State of Washington.

Skamania County Assessor

Date 10-27-25 Parcel# 02072112020400
LM