

When recorded return to:

Robert W. O'Neal, Jr.
Tabitha M. Hickman
Garrett M. Hickman
42 Boulder Ridge Drive
Carson, WA 98610

Skamania County, WA
Total: \$305.50
DEED
Pgs=3

2025-001708

10/28/2025 03:48 PM

Request of: COLUMBIA GORGE TITLE



STATUTORY WARRANTY DEED

Filed for record request of:
Columbia Gorge Title
Reference: S-25-386

THE GRANTOR(S)

Robert J. Nuckoles, an unmarried man,

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

in hand paid, conveys and warrants to
THE GRANTEE(S)

Robert W. O'Neal, Jr and Tabitha M. Hickman, husband and wife, and Garrett M. Hickman, 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 1 WHISKEY FLATS SP AF#2024001730

SUBJECT TO SPECIAL EXCEPTIONS 10,11,12,13,14,15,16,17 & 18 OF THE PRELIMINARY TITLE REPORT
DATED SEPTEMBER 29, 2025, FILE NUMBER S-25-386. A COPY OF WHICH WAS PROVIDED TO THE
GRANTOR AND GRANTEE HEREIN NAMED.

Tax Parcel Number(s): 04-07-15-0-0-0121-00

Dated: 10/27/25

Robert J. Nuckoles

Skamania County
Real Estate Excise Tax

37999
OCT 28 2025

PAID

\$1692.50

Skamania County Treasurer
Monika Nuckoles

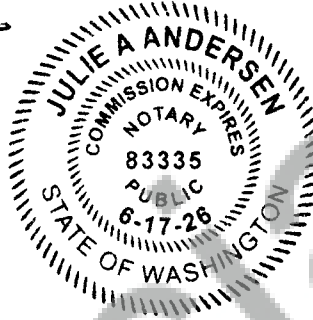
STATE OF WASHINGTON
COUNTY OF SKAMANIA

This record was acknowledged before me on this 27 day of October, 2025 by
Robert J. Nuckoles.

Julie A Andersen
Signature

Notary Public
Title

My commission expires: June 17, 2026



Unofficial Copy

EXHIBIT A
LEGAL DESCRIPTION

Property Address: 10732 Wind River Highway, Carson, WA 98610
Tax Parcel Number(s): 04-07-15-0-0-0121-00

Property Description:

A tract of land in the East Half of Section 15, Township 4 North, Range 7 East of the Willamette Meridian, being a portion of Lot 4 MCKAY Short Plat SP-19-08, recorded as Auditor's File No. 2020002678, in the County of Skamania, State of Washington, described as follows:

Lot 1 of the WHISKEY FLAT Short Plat SP-24-02, recorded as Auditor's File Number 2024001730, Skamania County Records.

Skamania County Assessor 

Date 10/28/25 Parcel # 04071500012100