

00022875202500019310020029

**When recorded, return to:**

Alfredo Bocanegra and Rachel BOCANEGRÁ, as co-Trustees  
201 Bear Ridge Ln  
Washougal, WA 98671

Skamania County

## Real Estate Excise Tax

38053  
DEC 02 2025

PAID

PAID exempt  
San Francisco County Treasurer  
Max Morayhan Deputy

# QUITCLAIM DEED

ALFREDO BOCANEGRA and RACHEL E.M. BOCANEGRA,  
husband and wife, the GRANTORS,

HEREBY convey and quitclaim to

ALFREDO BOCANEGRA and RACHEL BOCANEGRA, as co-Trustees of THE BOCANEGRA FAMILY TRUST, U/A dated October 21, 2025, the GRANTEE,

all of the following described real estate, situated in the County of Skamania, State of **Washington**:

A tract of land in the east half of the east half of the northeast quarter of the southeast quarter of section 19, township 2 north, range 5 east of the Willamette Meridian, Described as follows: Lot 3 of DAVID F. SKOKO short plat recorded in Book 2 of Plats at Page 47 under auditor's file No. 86230, records of Skamania County, Clark.

MORE commonly known as: 201 Bear Ridge Ln, Washougal, WA.

Tax Parcel Number(s): 02-05-19-0-0-0601-00

SUBJECT TO the Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

The then-acting Trustee has the power and authority to encumber or otherwise to manage and dispose of the hereinabove described real property; including, but not limited to, the power to convey.

Dated this 21st day of October, 2025.

Alfredo Bocanegra  
ALFREDO BOCANEGRA

Rachel E. Bocanegra  
RACHEL E.M. BOCANEGR

**Skamania County Assessor**

Date 12-2-25 Parcel# 02051900060100

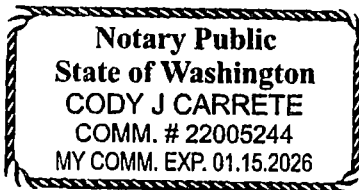
STATE OF WASHINGTON

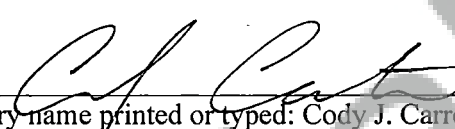
)  
) ss.  
)

COUNTY OF CLARK

I certify that I know or have satisfactory evidence that ALFREDO BOCANEGRA and RACHEL BOCANEGRA are the individuals who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: October 21, 2025



  
Notary name printed or typed: Cody J. Carrete  
Residing at: 201 NE Park Plaza Drive, Suite 200  
Vancouver, WA

My appointment expires: January 15, 2026

Unofficial Copy