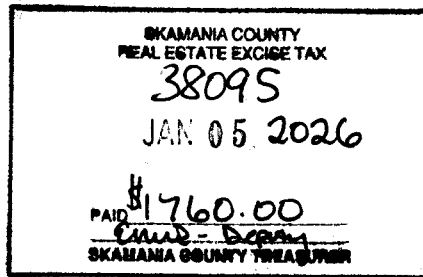


When recorded return to:

Crystal River Properties, LLC
PO Box 137
Stevenson, WA 98648



STATUTORY WARRANTY DEED

Filed for record request of:
Columbia Gorge Title
Reference: S-25-162

THE GRANTOR(S)

Taran M. E. Haight, as Administrator of the Estate of Douglas McKay Haight, deceased, pursuant to Clark County Superior Court Case No. 25-4-01548-06
for and in consideration of

Ten Dollars and other valuable consideration (\$10.00)
in hand paid, conveys and warrants to

THE GRANTEE(S)

Crystal River Properties, LLC, a Washington Limited Liability Company
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 LOCATED ON PAGE 3 AND 4

Abbreviated Legal: (Required if full legal not inserted above.)

Ptn. Sec 23, T2N, R6E W.M.

SUBJECT TO SPECIAL EXCEPTIONS 10,11,13,14,15 OF THE PRELIMINARY TITLE REPORT DATED
December 17, 2025 FILE NUMBER S-25-162. A COPY OF WHICH WAS PROVIDED TO THE GRANTOR
AND GRANTEE HEREIN NAMED.

Tax Parcel Number(s): 02-06-23-2-0-0119-00

Dated: 1-3-26

the Estate of Douglas McKay Haight, deceased

By: Taran M. E. Haight
Taran M. E. Haight, Administrator

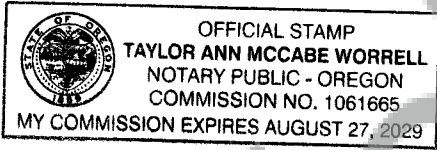
STATE OF Oregon
COUNTY OF Clackamas

This record was acknowledged before me on this 3 day of January, 2024 by
Taran M. E. Haight, Administrator of the Estate of Douglas McKay Haight.

Taylor Ann Worrell
Signature

Notary Public
Title

My commission expires: 8/27/2029



Unofficial Copy

EXHIBIT A
LEGAL DESCRIPTION

Property Address: Kueffler Rd, Stevenson, WA 98648
Tax Parcel Number(s): 02-06-23-2-0-0119-00

Property Description:

A portion of the West Half of the Northwest Quarter of Section 23, Township 2 North, Range 6 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Commencing at a 1/2" iron rod marking the West Quarter corner of said Section 23, as shown on the Plat of "COLUMBIA RIVER ESTATES" as recorded in Book 'J', Page 364, miscellaneous records of Skamania County;

Thence North 00° 35' 28" East, along the West line of the Northwest Quarter of Section 23, for a distance of 1595.43 feet;

Thence South 89° 24' 32" East, at right angles to said West line, for a distance of 659.33 feet to the Northwest corner of Parcel 10 (J-364) and the centerline of road "A" as shown on said Plat (J-364);

Thence Southerly following said centerline along the Westerly line of said Parcel 10, South 33° 09' 33" East, for a distance of 13.04 feet;

Thence along the arc of a 180.60-foot radius curve to the left, through a central angle of 18° 51' 47", for an arc distance of 59.46 feet;

Thence South 52° 01' 20" East, for a distance of 78.23 feet;

Thence along the arc of a 202.11 radius curve to the right, through a central angle of 14° 06' 10", for an arc distance of 49.75 feet;

Thence South 37° 55' 10" East, for a distance of 315.99 feet;

Thence along the arc of a 50.37-foot radius curve to the right, through a central angle of 24° 57' 24", for an arc distance of 21.94 feet to the Northwest corner of the "Hardy Parcel" as recorded in Deed Book 228, Page 33 Skamania County Auditor's Records;

Thence continuing along said 50.37-foot radius curve to the right, through a central angle of 101° 36' 57", for an arc distance of 89.33 feet to a point of reverse curvature;

Thence along the arc of a 112.85-foot radius curve to the left, through a central angle of 121° 08' 04", for an arc distance of 238.59 feet;

Thence South 32° 28' 53" East, for a distance of 146.78 feet to the Southwest corner of said "Hardy Parcel";

Thence leaving said centerline South 88° 54' 41" East, along the South line of said "Hardy Parcel", for a distance of 96.87 feet;

Thence leaving said South line, South 35° 38' 15" East, for a distance of 153.74 feet to the True Point of Beginning;

Thence North 35° 38' 15" West, for a distance of 153.74 feet;

Thence North 88° 54' 41" West, for a distance of 96.87 feet to the Southwest corner of said "Hardy Parcel" and said centerline of Road "A";

Thence Southerly along said centerline South 32° 28' 53" East, for a distance of 45.64 feet;

Thence along the arc of a 401.45-foot radius curve to the right, through a central angle of 25° 16' 19", for an arc distance of 177.07 feet;

Thence South 07° 12' 34" East, for a distance of 41.51 feet;

Thence along the arc of a 206.28-foot radius curve to the left, through a central angle of 32° 26' 11", for an arc distance of 116.78 feet;

Thence South 39° 38' 45" East, for a distance of 121.56 feet;

Thence along the arc of a 218.57-foot radius curve to the right, through a central angle of 40° 12' 26", for an arc distance of 153.38 feet;

Thence South 00° 33' 41" West, for a distance of 62.98 feet;

Thence along the arc of a 50.00-foot radius curve to the left, through a central angle of 22° 26' 08", for an arc distance of 19.58 feet to the intersection of roads "A", "B" and "C" as shown on said Plat (J-364);

Thence South 21° 35' 52" East, for a distance of 194 feet, more or less, to the Southeast corner of said West Half of the Northwest Quarter of Section 23;

Thence North along the East line of said West Half, for a distance of 718 feet, more or less, to a point which bears South 88° 54' 41" East from the True Point of Beginning;

Thence North 88° 54' 41" West, for a distance of 160 feet, more or less, to the True Point of Beginning.

Skamania County Assessor *DM*

Date 1/5/20 Parcel# 020623 20011900