



When recorded return to:

Carmen Nazario  
14000 SE 35th St  
Vancouver, WA 98683

**STATUTORY WARRANTY DEED**

Filed for record request of:  
Columbia Gorge Title  
Reference: S-26-30

THE GRANTOR(S) *formerly*  
Proclaim Custom Builds, LLC, ~~formally~~ known as Proclaim Enterprises, LLC, a Washington limited liability company, which erroneously acquired title as Proclaim Enterprises Inc.,  
for and in consideration of  
Ten Dollars and other valuable consideration (\$10.00)  
in hand paid, conveys and warrants to  
THE GRANTEE(S)  
Carmen Nazario, a widow

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 27 WIND RIVER ESTATES I Bk B/Pg 90

SUBJECT TO SPECIAL EXCEPTIONS 2<sup>nd</sup> half 2026 property taxes and 9,10,11,12,13,14,15,16 and 17 OF THE  
PRELIMINARY TITLE REPORT DATED January 28, 2026 FILE NUMBERS-26-30. A COPY OF WHICH WAS  
PROVIDED TO THE GRANTOR AND GRANTEE HEREIN NAMED.

Tax Parcel Number(s): 03-08-29-3-1-0124-00 Dated: 2/25/26  
*LM 2/26/26*

Proclaim Custom Builds, LLC, a Washington Limited Liability Company

By: *David A. Regan*  
David A. Regan, Member

SKAMANIA COUNTY  
REAL ESTATE EXCISE TAX

38161

FEB 26 2026

PAID \$ 5405.00  
*Max Monaghan Deputy*  
SKAMANIA COUNTY TREASURER

STATE OF WASHINGTON  
COUNTY OF Clark

This record was acknowledged before me on this 25 day of February, 2026 by  
David A. Regan, Member of Proclaim Custom Builds, LLC.

Dorothy Sherrill  
(Signature of notary public)

Stamp  
Notary Public  
(Title of office)

My commission expires: 12-19-28

**NOTARY PUBLIC  
STATE OF WASHINGTON  
DOROTHY SHERRILL  
MY COMMISSION EXPIRES  
DECEMBER 19, 2028  
COMMISSION NO. 163406**

Unofficial Copy

**EXHIBIT A  
LEGAL DESCRIPTION**

Property Address: 42 Vista Ridge Drive, Carson, WA 98610  
Tax Parcel Number(s): 03-08-29-3-1-0124-00

Property Description:

Lot 27 of the WIND RIVER ESTATES SUBDIVISION, according to the recorded Plat thereof, recorded in Book 'B' of Plats, Page 90, in the County of Skamania, State of Washington.

Skamania County Assessor

Date 2/26/24 Parcel # 03082931012400  
YM

Unofficial  
Copy