

4832828 D

RecFee - \$64.00 Pages: 3 - FIDELITY NATIONAL TITLE
Clark County, WA 02/24/2012 11:09



AFTER RECORDING MAIL TO:

Name _____ City of LaCenter

Address _____ 214 E. 4th Street

City, State, Zip LaCenter, WA 98629

Filed for Record at Request of:
Lawyers Title - Escrow No. 32F0002576

Real Estate Excise Tax

Ch. 11 Rev. Laws 1951

\$ 8455.00 has been paid

Recp. # 675008 Date 2-24-12

Sec. 61, see Add. No. _____

Doug Lasher

Clark County Treasurer

Deputy

612816876

STATUTORY WARRANTY DEED

THE GRANTOR(S) FIRST INDEPENDENT REAL ESTATE, LLC, a Washington limited liability company

for and in consideration of Ten dollars and other consideration

in hand paid, conveys, and warrants to The City of LaCenter, a Washington Municipal Corporation

the following described real estate, situated in the County of Clark, State of Washington:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF BY THIS REFERENCE.

Abbreviated Legal: Lots 4, 5 ptn Lots 7, 8 Blk 14 Lacenter Volume A Page 004.

Assessor's Property Tax Parcel/Account Number: 063330-000

Dated: February 21 2012

FIRST INDEPENDENT REAL ESTATE, LLC

By David G. Bristol

David G. Bristol, Manager

STATE OF WASHINGTON, COUNTY OF CLARK)-ss.

I certify that I know or have satisfactory evidence that David G. Bristol is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he is authorized to execute the instrument and acknowledged it as the manager of FIRST INDEPENDENT REAL ESTATE LLC to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: February 21 2012

Rebecca H Bristol

Notary Public in and for the state of Washington

My appointment expires: July 21, 2015

REBECCA H BRISTOL
NOTARY PUBLIC
STATE OF WASHINGTON
COMMISSION EXPIRES
JULY 21, 2015

LPB-10(c) 7/97

EXHIBIT A

LEGAL DESCRIPTION AND WARRANTY EXCEPTIONS

Tract A

All of Lots 4, 7 and 8 and that portion of Lot 5, Block 14, Town of La Center, according to the plat thereof, recorded in Volume A of Plats, Page 004, records of Clark County, Washington, lying Easterly of the Easterly line of the Pacific Highway.

EXCEPT that portion of said Lots 7 and 8, conveyed to the Town of La Center for Street by deed recorded in Volume 220, Page 583, under Auditor's File No. D16070.

Tract B

All of the Northerly one-half of vacated Third Street in the Town of La Center, lying between the Easterly line of the Pacific Highway and a Southerly extension of the Easterly line of Lot 4, Block 14, Town of La Center, according to the plat thereof, recorded in Volume A of plats, page 004, records of said County;

ALSO that portion of the Northerly half of vacated Third Street in the Town of La Center, Washington, lying between the Easterly line of vacated Third Street, and the Westerly line of Main Street.

EXCEPTING THEREFROM any portion lying within the Old Vancouver Road.

Tract C

Beginning at the Southeast corner of Lot 4, Block 14, Town of La Center, according to the plat thereof, recorded in Volume A of Plats, Page 004, records of Clark County, Washington; thence Easterly along the Easterly extension of the South line of said Lot 4 to an intersection with the West line of Main Street in the Town of La Center; thence Northeasterly along the West line of said Main Street to an intersection with the Southerly line of 4th Street as conveyed to the Town of La Center, by deed recorded under Auditor's File No. D16069; thence Westerly along the Southerly line of said 4th Street to an intersection with the East line of Lot 8, Block 14, Town of La Center; thence South along the East line of said Lot 8, and along the East line of Lot 4 in said Block 14, to the point of beginning.

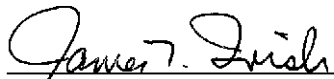
Subject to:

2012 Taxes; easements and reservations in favor of Town of LaCenter as recorded 7-28-1932 as No. 16070 Volume 220 page 583, Clark County Records.

APPROVAL & ACCEPTANCE BY CITY OF LA CENTER

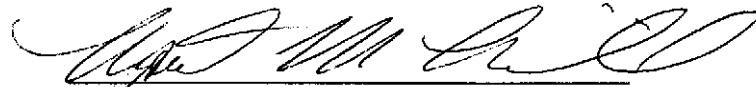
The City of La Center approves and accepts the conveyance as set forth in this Statutory Warranty Deed.

City of La Center


By: James T. Irish, Mayor

STATE OF Washington, County of Clark

The foregoing instrument was acknowledged before me this 22ND day of February, 2012 by James T. Irish as Mayor of the City of La Center, on behalf of said government entity.


Notary Public for Washington

My Commission Expires: 3-7-19-15

