



AFTER RECORDING RETURN TO:

Eagle Ridge [Spokane] Homeowners Association
c/o NASH Eagle Ridge, LLC
935 W. Basalt Ridge Dr.
Spokane, WA 99224

STATUTORY WARRANTY DEED

Grantor:	NASH Eagle Ridge, LLC
Grantee:	Eagle Ridge [Spokane] Homeowners Association
Abbreviated Legal Description:	Portions of the SW and SE quarters of 6-24-43, and NE and NW quarters of 7-24-43 more particularly described in Exhibit A, Pages 3-4.
Assessor's Tax Parcel Nos.:	34063.0077, 34064.0058, 34071.0052, 34072.0048
Reference No(s). of Related Documents:	[NOT APPLICABLE]

The Grantor, NASH EAGLE RIDGE, LLC, a Delaware limited liability company, for and in consideration of TEN DOLLARS AND OTHER VALUABLE CONSIDERATION in hand paid, dedicates and conveys and warrants to the Grantee, EAGLE RIDGE [SPOKANE] HOMEOWNERS ASSOCIATION, a Washington nonprofit corporation, the real estate situated in the County of Spokane, State of Washington, described in Exhibit A attached hereto and by this reference incorporated herein.

Subject to and excepting covenants, conditions, restrictions, easements, rights-of-way, exceptions and reservations now of record or as shown on the recorded plats described in the attached Exhibit A.

Dated: August 1, 2017.

NASH EAGLE RIDGE, LLC
a Delaware limited liability company

By: 
Lori Henriksen, Vice President

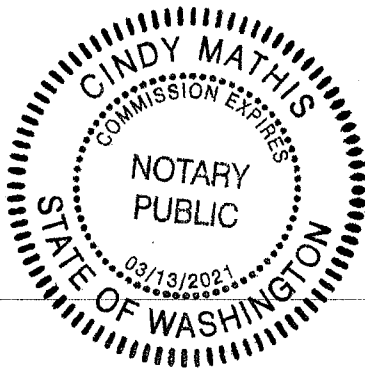
(Acknowledgment on following page.)

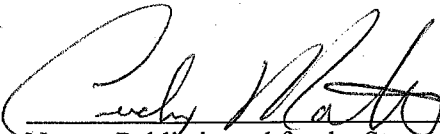
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STATE OF WASHINGTON)
) ss.
County of Spokane)

I certify that I know or have satisfactory evidence that Lori Henriksen is the person who appeared before me, and said person acknowledged that she signed this instrument, on oath stated that she was authorized to execute this instrument and acknowledged it as the Vice President of NASH Eagle Ridge, LLC, a Delaware limited liability company, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: August 1, 2017.





Notary Public in and for the State of Washington
Residing at: Spokane, WA
My appointment expires: 3/13/2021

EXHIBIT A
to
Statutory Warranty Deed

Government Lots 17 and 18, AND the East half of the Southwest quarter of Section 6, Township 24 North, Range 43 East of the Willamette Meridian;

EXCEPT any portion thereof lying within EAGLE RIDGE FOURTH ADDITION, a Planned Unit Development, as per plat recorded in Volume 29 of Plats, pages 20 and 21, records of Spokane County;

AND EXCEPT any portion thereof lying within EAGLE RIDGE FIFTH ADDITION, a Planned Unit Development, as per plat recorded in Volume 29 of Plats, pages 57, 58 and 59, records of Spokane County, and as amended in Volume 29 of Plats, pages 57A, 58A and 59A, records of Spokane County;

AND EXCEPT any portion thereof lying within EAGLE RIDGE SIXTH ADDITION, a Planned Unit Development, as per plat recorded in Volume 29 of Plats, pages 60 and 61, Corrected in Volume 29 of Plats, page 60A, and Amended in Volume 29 of Plats, pages 60B and 61B, records of Spokane County;

AND EXCEPT any portion thereof lying with EAGLE RIDGE SEVENTH ADDITION, a Planned Unit Development, as per plat recorded in Volume 32 of Plats, pages 47 and 48, records of Spokane County;

AND EXCEPT any portion thereof lying within EAGLE RIDGE EIGHTH ADDITION, a Planned Unit Development, as per plat recorded in Volume 34 of Plats, pages 3 through 9, records of Spokane County;

AND EXCEPT Cedar Road as conveyed to Spokane County by Right-of-Way Deeds recorded under Auditor's File Nos. 455977 and 547138B;

Situate in the City of Spokane, County of Spokane, State of Washington.

TOGETHER WITH:

That portion of the Southwest quarter of the Southeast quarter of Section 6, Township 24 North, Range 43 East of the Willamette Meridian, lying Southerly of EAGLE RIDGE FOURTH ADDITION, a Planned Unit Development, as per plat recorded in Volume 29 of Plats, pages 20 and 21, records of Spokane County, and lying Westerly of EAGLE RIDGE SECOND ADDITION, a Planned Unit Development, as per plat recorded in Volume 27 of Plats, pages 47 and 48, records of Spokane County;

Situate in the City of Spokane, County of Spokane, State of Washington.

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TOGETHER WITH:

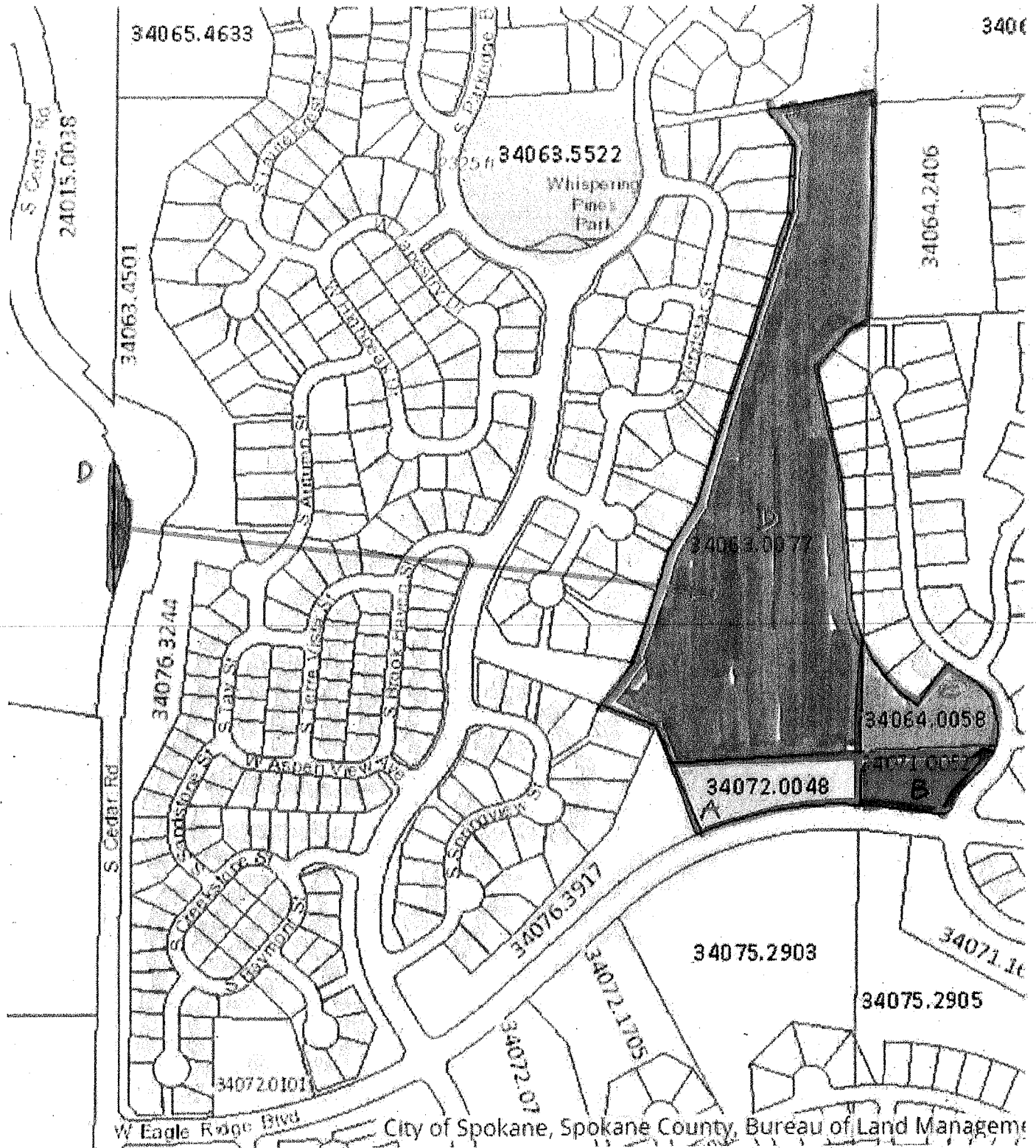
That portion of the Northwest quarter of the Northeast quarter of Section 7, Township 24 North, Range 43 East of the Willamette Meridian, lying Northerly of Eagle Ridge Blvd., as delineated on EAGLE RIDGE, a Planned Unit Development, as per plat recorded in Volume 23 of Plats, pages 75-79, records of Spokane County, and Westerly of Shelby Ridge Street, as delineated on EAGLE RIDGE SECOND ADDITION, a Planned Unit Development, as per plat recorded in Volume 27 of Plats, pages 47 and 48, records of Spokane County;

Situate in the City of Spokane, County of Spokane, State of Washington.

TOGETHER WITH:

That portion of the Northeast quarter of the Northwest quarter of Section 7, Township 24 North, Range 43 East of the Willamette Meridian, lying Northerly of Eagle Ridge Blvd., as delineated on the plat of EAGLE RIDGE, a Planned Unit Development, as per plat recorded in Volume 23 of Plats, pages 75-79, records of Spokane County, and Easterly of EAGLE RIDGE FIFTH ADDITION, a Planned Unit Development, as per plat recorded in Volume 29 of Plats, pages 57, 58 and 59, records of Spokane County, and as Amended in Volume 29 of Plats, pages 57A, 58A and 59A, records of Spokane County;

Situate in the City of Spokane, County of Spokane, State of Washington.



34065.4633

3406

S Cedar Rd
24015.0038

34063.0501

34063.5522

Whispering
Pine
Park

34064.2406

D

34076.3244

34063.0077

34064.0058

34072.0048

34071.0057

S Cedar Rd

34076.3917

34075.2903

34071.16

34075.2905

34072.0101

34072.0101

34072.1705

W Eagle Ridge Blvd

City of Spokane, Spokane County, Bureau of Land Management