

# ALTA COMMITMENT FOR TITLE INSURANCE

ISSUED BY  
STEWART TITLE GUARANTY COMPANY

## Exhibit A

File No.: 23-28198

Loan No.:

Parcel: 5679820

That part of Government Lot 4 of Section 27, Township 39 North, Range 41 East W.M., in Stevens County, Washington, described as follows:

Beginning at the Northwest corner of said Government Lot 4; thence along the North line thereof, South 89°41'09" East 795.93 feet, more or less, to the centerline of an existing creek and the Point of Beginning for this description; thence continuing along the North line of said Government Lot 4, South 89°41'09" East 250.05 feet, more or less, to the Northwest corner of that tract of land described in that deed recorded under Auditor's File No. 343291 (Tax No. 10B); thence leaving the North line of said Government Lot 4 and along the West line of said Tax No. 10B, South 00°20'18" West 91.61 feet to the Southwest corner thereof; thence along the South line of said Tax No. 10B, South 89°41'09" East 124.91 feet to the Northwest corner of that tract of land described in that deed recorded under Auditor's File No. 347140 (Tax No. 11); thence leaving the South line of said Tax 10B and along the West line of said Tax No. 11, South 00°20'18" West 64.56 feet to the Southwest corner thereof, said point being the Northwesterly corner of that tract of land described in that Modification Agreement recorded under Auditor's File No. 412676 (Tax No. 20); thence along the Westerly line of said Tax No. 20, South 31°50'30" West 88.09 feet to the Southwesterly corner of said Tax No. 20; thence along the Southwesterly projection of the Westerly line of said Tax No. 20, South 31°50'30" West 106.50 feet, more or less, to the centerline of an existing creek; thence along the centerline of said creek, Southeasterly, Easterly and Northeasterly, 265.00 feet, more or less, to the West Government meander line of Deep Lake; thence Southwesterly along said meander line to a point which is 888.00 feet North of the South of said Government Lot 4; thence parallel with said South line South 88°03'52" West 50.00 feet; thence North 84°30'54" West 233.18 feet; thence South 51°34'27" West 702.94 feet to a point 550.00 feet West and 500.00 feet North of a 5/8 inch iron bar set for the Southwest corner of said Government Lot 4; thence parallel with said South line South 88°03'52" West 250.00 feet to the Northeast corner on that certain parcel of land as described in Warranty Deed recorded under Auditor's File No. 402146; thence along the North line of said parcel South 88°03'52" West 300.00 feet to a point on the West line of said Government Lot 4; (said point being 500.00 feet North of Southwest corner of said Government Lot 4) thence along said West line North 01°39'39" West 818.49 feet to the Point of Beginning.

<sup>DS</sup>  
CB 5/18/2023  
RB 5/18/23

*This page is only a part of a 2016 ALTA® Commitment for Title Insurance. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I—Requirements; and Schedule B, Part II—Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form.*

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