

**ALTA COMMITMENT FOR TITLE  
INSURANCE EXHIBIT "A"  
LEGAL DESCRIPTION**

ISSUED BY  
Stevens County Title & Escrow

**File No.:**

A tract of land being a portion of Block 40, vacated Hamilton Avenue located in CENTRAL SECOND ADDITION TO THE TOWN OF KETTLE FALLS, according to plat thereof recorded February 24th, 1891, in Book A of Plats, page 34, and located in the Northeast quarter of Section 26, Township 36 North, Range 37 East, W.M., in Stevens County, Washington, and being more particularly described as follows: COMMENCING at the East Quarter Corner of said Section 26; thence, along the East line of the Northeast quarter of said Section 26, North 02°25'31" West a distance of 1038.44 feet and the TRUE POINT OF BEGINNING for this description; thence South 85°23'28" West a distance of 186.14 feet; thence North 02°25'31" West a distance of 244.03 feet; thence North 87°38'58" East a distance of 186.00 feet to the East line of the Northeast quarter of said Section 26; thence, along said East line, South 02°25'31" East a distance of 236.70 feet to the True Point of Beginning.

(Also known as Parcel 6 of the Certificate of Exception recorded April 25, 2022, under Auditor's File No. 20220003605)

Abbreviated Legal: P/O Block 40, CENTRAL SECOND ADDITION

Tax Parcel No.: 0303006

Property Address: 1320 Buckley Way, Kettle Falls, WA 99141

Seller: \_\_\_\_\_

Buyer: \_\_\_\_\_

Seller: \_\_\_\_\_

Buyer: \_\_\_\_\_

**The address shown above is provided for information only, as a convenience for the customer and is not included in the legal description to be insured. The Address was determined by public records and the Company assumes no liability for any inaccuracy of the address.**