

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

ISSUED BY  
Stevens County Title & Escrow

**File No.: 23-28962**

A portion of Lot 1 of Short Plat No. SP 2-2013, located in the SW 1/4 of Section 11, Township 32 North, Range 40 East, W.M., in Stevens County, Washington, according to plat thereof recorded April 2, 2014, under Auditor's File No. 20140001976, more particularly described as follows:

Beginning at the Northwest corner of Lot 20 of the duly recorded Subdivision of Pinebrook Estates, Division 1; thence North 15°15'10" West a distance of 72.00 feet to the true point of beginning of this description; thence South 83°19'55" West a distance of 129.84 feet; thence South 15°15'10" East a distance of 27.03 feet; thence South 89°37'08" West a distance of 62.63 feet to a point of non-tangent curvature; thence 26.77 feet Northwesterly along the arc of a 293.25 foot radius circular curve to the left through a central angle of 05°07'59" (long chord bears North 19°27'27" West a distance of 26.26 feet) to a point on the Westerly line of Lot 1 of said Short Plat 02-2013; thence along the boundary of said Lot 1 the following 6 courses: North 22°01'26" West a distance of 97.61 feet thence South 67°58'34" West a distance of 124.73 feet; thence North 01°31'01" West a distance of 157.81 feet; thence North 01°34'42" West a distance of 295.14 feet; thence North 44°57'25" East a distance of 642.43 feet; thence South 14°12'30" East a distance of 475.85 feet; thence South 12°31'18" West a distance of 177.39 feet; thence South 80°00'49" West, departing said Lot 1 boundary, a distance of 200.91 feet; thence South 05°02'20" East a distance of 266.02 feet to the above referenced true point of beginning of this description.

Abbreviated Legal: P/O Lot 1, SP2-2013, SW 1/4, 11-32-40

Tax Parcel No.: Ptn. 0283821

Property Address: XXXX Huckleberry Drive, Chewelah, WA 99109

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.**