

BARGAIN AND SALE DEED

The GRANTOR, INTERNATIONAL PAPER COMPANY, a corporation organized and existing under the laws of the State of New York, for and in consideration of the sum of Ten Dollars (\$10) and other valuable consideration in hand paid, does hereby BARGAIN, SELL and CONVEY unto BILLY DEAN LYONS and MARTHA MARIE LYONS, husband and wife, the following described real estate situated in the County of Skamania, State of Washington:

PARCEL 1: A tract of land located in the Westerly portions of Government Lots 1 and 4 of Section 27, Township 3 North, Range 8 East, Willamette Meridian, and being more particularly described as follows:
Beginning at a point in the center of County Road No. 3000 designated as the Berge Road on the North line of the William M. Murphy D.L.C. No. 37 located in Section 27, Township 3 North, Range 8 East, W.M., said point being Easterly 799 feet from the Northwest Corner of said Murphy D.L.C.; thence along the center line of the Berge Road North $18^{\circ} 00'$ East 136.5 feet; thence North $20^{\circ} 58'$ West 216.9 feet; thence North $49^{\circ} 15'$ East 325.1 feet; thence South $84^{\circ} 18'$ East 165.4 feet; thence leaving said road North $28^{\circ} 07'$ East 319.5 feet; thence North $03^{\circ} 31'$ West 333.6 feet to a point in the center of the old County Road leading to Wind River; thence following the center line of said County Road North $66^{\circ} 21'$ West 78.5 feet; thence North $51^{\circ} 43'$ West 185.3 feet; thence North $70^{\circ} 40'$ West 344.7 feet; thence North $47^{\circ} 31'$ West 364.9 feet; thence North $41^{\circ} 38'$ West 389.9 feet; thence North $24^{\circ} 49'$ West 175.3 feet; thence North $67^{\circ} 25'$ West 127.3 feet to a point on the West line of Government Lot 1 of Section 27, said point being 467.7 feet South of the Northwest corner of said Lot 1; thence South 681.5 feet, more or less, along the West boundary of said Lot 1 to the Government Meander line on the East side of Wind River; thence Southerly along said Meander line a distance of 1,851 feet, more or less, to the Northwest corner of said Murphy D.L.C.; thence Easterly along the North boundary of the Murphy D.L.C. 789 feet to the point of beginning.

PARCEL II: A tract of land located in the William M. Murphy D. L. C. No. 37 described as follows:

Beginning at a point marked by an iron pipe on the East boundary of said Murphy D.L.C. North 1,239 feet from the intersection of said East boundary with the South line of Section 27, Township 3 North, Range 8 East, W.M.; thence North $69^{\circ} 23'$ West 232.2 feet; thence South $18^{\circ} 18'$ West 188.4 feet; thence North $54^{\circ} 36'$ West 132 feet; thence North $47^{\circ} 31'$ West 91.7 feet; thence North $60^{\circ} 41'$ West 881.4 feet; thence North $59^{\circ} 38'$ West 123.9 feet, more or less, to a point on the Wind River Survey for the Skamania Boom Company; thence North $00^{\circ} 17'$ East 109 feet along said Wind River Survey to a 40 inch cotton wood tree; thence North $84^{\circ} 28'$ East 89.5 feet; thence North $19^{\circ} 17'$ West 471.0 feet; thence North $28^{\circ} 31'$ East 260 feet; thence South $82^{\circ} 43'$ West 107 feet; thence North $14^{\circ} 15'$ East 193.5 feet to a point on the North boundary of said Murphy D.L.C., said point being East 447.03 feet from the Northwest corner of said D.L.C.; thence East along the North boundary of said D.L.C. 298 feet, more or less, to the Easterly right



of way line of County Road No. 3000 designated as the Barge Road; thence following South and Southeasterly along said Easterly right of way line of said County Road 1,705 feet, more or less, to an intersection with the East boundary of said D.L.C.; thence South along the East boundary of said D.L.C. 222 feet, more or less, to the point of beginning.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and also all its right, title and interest in and to the same. SUBJECT to easements, reservations and restrictions of record.

DATED this 4th day of March, 1974.

INTERNATIONAL PAPER COMPANY

By *R. K. Hood*
Assistant General Manager
Long-Bell Division

ATTEST:

A. E. LaBerge
Assistant Secretary

No. 2381

TRANSACTION EXCISE TAX

MAR 11 1974

Amount Paid \$4.60
William J. O'Donnell
Skamania County Treasurer
By *Rosemary J. Halling*

STATE OF WASHINGTON)
County of Cowlitz) ss.



On this 4th day of March, 1974, before me personally appeared R. K. Hood and L. E. LaBerge, to me known to be the Assistant General Manager, Long-Bell Division, and Assistant Secretary, respectively, of International Paper Company, the corporation that executed the within and foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that they were authorized to execute said instrument and that the seal affixed is the corporate seal of said corporation.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.



Karla J. Davis
Notary Public in and for the State
of Washington, residing at Longview

Bargain and Sale Deed - Page Two

