



97598
Chicago Title Insurance Company

FILED FOR RECORD AT REQUEST OF

2-5-30-1513

WHEN RECORDED RETURN TO

Name.....

Address.....

City, State, Zip.....

83 PAGE 450
THIS SPACE PROVIDED FOR RECORDER'S USE.



CCT 6126SK

Statutory Warranty Deed

Rev \$1500
THE GRANTOR JACK LE ROY BELL, A SINGLE PERSON

for and in consideration of THE FULFILLMENT OF THAT CERTAIN REAL ESTATE CONTRACT

in hand paid, conveys and warrants to LEONARD D. FERGUSON AND ANNA M. SKROBECKI, HUSBAND & WIFE

the following described real estate, situated in the County of SKAMANIA, State of Washington:
REFER TO EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR LEGAL DESCRIPTION OF REAL PROPERTY.

SUBJECT TO ROAD EASEMENT AND MAINTENANCE AGREEMENT RECORDED UNDER DOCUMENT NO. 91883, BOOK 6, PAGE 402; AND SUBJECT TO ROAD EASEMENT AND MAINTENANCE AGREEMENT RECORDED UNDER DOCUMENT NO. 90619, BOOK 6, PAGE 348; AND SUBJECT TO EASEMENTS FOR MAINS, LATERALS, PIPELINES, AND RESERVOIRS OF PUBLIC UTILITY DISTRICT NO. 1 OF SKAMANIA COUNTY, AND EXISTING CONTRACT FOR WATER SERVICE FURNISHED BY SAID DISTRICT; AND SUBJECT TO COVENANTS, CONDITIONS AND RESTRICTIONS AS SHOWN ON FACE OF THE PLAT; AND ALSO SUBJECT TO EASEMENT AND THE TERMS AND CONDITIONS THEREOF AFFECTING THE SOUTH 30 FEET FOR INGRESS, EGRESS AND UTILITIES, RECORDED UNDER DOCUMENT NO. 89753; AND ALSO SUBJECT TO EASEMENTS AS SHOWN ON RECORDED PLAT.

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated SEPTEMBER 27, 1979, and conditioned for the conveyance of the above described property, and the covenants of warranty herein contained shall not apply to any title, interest or encumbrance arising by, through or under the purchaser in said contract, and shall not apply to any taxes, assessments or other charges levied, assessed or becoming due subsequent to the date of said contract.

Real Estate Sales Tax was paid on this sale on OCTOBER 18, 1979

Rec. No. 7131

Dated MAY 1

, 19 84

N/A

Jack L. Bell
JACK LE ROY BELL

PAID 21 1984
Amount Paid \$22.00
= 7131

STATE OF WASHINGTON
COUNTY OF CLARK

On this day personally appeared before me
JACK LE ROY BELL
to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that HE signed the same HIS free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this
11th day of MAY, 19 84

Pauline K. Johnson
Notary Public in and for the State of Washington, residing at VANCOUVER

STATE OF WASHINGTON
COUNTY OF

On this day of 19 before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared

and
to me known to be the President and Secretary, respectively, of the corporation that executed the foregoing instrument, and acknowledged the 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 authorized to execute the said instrument and that the seal affixed is the corporate seal of said corporation.

Witness my hand and official seal hereto affixed the day and year first above written.

Notary Public in and for the State of Washington,
residing at

Transaction in compliance with County subdivision ordinance
Skamania County Assessor - By: J.L.

ORDER NO. 6126SK

BOOK 83 PAGE 451

EXHIBIT "A"

Lot 4 of the JACK BELL Short Plat recorded in Book 2, Page 144, described as follows:

A parcel of land in the Southwest Quarter of Section 30, Township 2 North, Range 5 East, Willamette Meridian, in Skamania County, Washington, described as follows:

BEGINNING at a point on the East line of the West One Half of the Southwest Quarter 1,020 feet Northerly of the South line of said Section 30; thence North $88^{\circ}43'24''$ West 332.3 feet; thence South $00^{\circ}47'47''$ West 285 feet; thence South $89^{\circ}12'13''$ East 332.8 feet to the said East line; thence Northerly on said East line to the point of beginning.

TOGETHER WITH a non-exclusive easement on, over and across Taylor Road, a private road, as shown on said Jack Bell Short Plat No. 1 for ingress, egress and utility purposes.

SUBJECT TO an easement over and across Taylor Road on the easterly side of said property and subject to an easement over the Southerly 30 feet of said property both of the above easements being for ingress, egress and utility purposes.

STATE OF WASHINGTON)
COUNTY OF SKAMANIA)
HEREBY CERTIFIED TO THE WITHIN

INSTRUMENT BY _____

CLARK COUNTY TITLE COMPANY

OF CLACKAMAS COUNTY, WASH.

AT TEST: NOV 22 1964

WITNESSED BY _____

DEEDS _____

RECORDED _____

WITH _____

BY _____

DEPUTY _____