



**PIONEER NATIONAL
TITLE INSURANCE**

A TIGOR COMPANY

Filed for Record at Request of

AFTER RECORDING MAIL TO:

E. Thompson Reynolds

P.O. Box 1478

White Salmon, WA 98672

IF THIS SPACE RESERVED FOR RECORDER'S USE

UNLESS OTHERWISE NOTED

I HEREBY CERTIFY THAT THE WITHIN

INSTRUMENT OF WRITING FILED BY

E. THOMPSON REYNOLDS

PO BOX 1478

WHITE SALMON, WA 98672

4.05 P. - FEB 6 1985

CLERK OF COUNTY

DEED

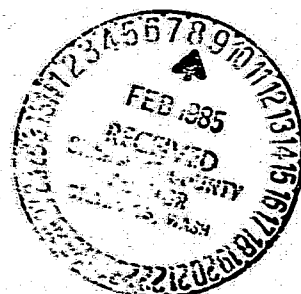
300

WITH

EMC

NOTARY

REVENUE STAMPS



Statutory Warranty Deed

FORM L58F

THE GRANTOR MICHAEL C. DENTON, a single person, and RICHARD C. ESLINGER and VICTORIA T. ESLINGER, husband and wife,

for and in consideration of \$10.00 and other good and valuable consideration, in hand paid, conveys and warrants to WILLIAM A. NIX and LESLIE C. NIX, husband and wife,

the following described real estate, situated in the County of Skamania

, State of

Lot 3 of Pete and Ava Grove Short Plat of the South Half of the Northeast Quarter of the Northeast Quarter of the Northeast Quarter of the Northeast Quarter of the Northeast Quarter of Section 21, Township 3 North, Range 10 East of the Willamette Meridian, recorded January 19, 1978, under Auditor's File No. 85631, Records of Skamania County, Washington, in Book 2 of short plats, page 30.

Except any portion thereof lying within right of way for school house road (county road no. 3371 as conveyed to Skamania County by instrument dated November 20, 1973, recorded March 12, 1974, under auditor's file no. 77192, Records of Skamania County, Washington.

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated April 17, 1984, 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 Excise Tax was paid on this sale or stamped exempt on 4/19/84

, Rec. No. 9759

Dated this 17th day of April, 1984.

No. 1776
TRANSACTION EXCISE TAX

Michael C. Denton (SEAL)

Richard C. Eslinger (SEAL)

Victoria T. Eslinger

STATE OF WASHINGTON

County of Klickitat

By Skamania County Treasurer

On this day personally appeared before me Michael C. Denton, Richard C. Eslinger, and Victoria T. Eslinger to me known to be the individuals described in and who executed the within and foregoing instrument and acknowledged that they signed the same as their free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this

17th day of April, 1984

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