

First American Title INSURANCE COMPANY

Filed for Record at Request of

Name JOSEPH L. UDALL, Attorney at Law, Address P. O. Box 417 City and State White Salmon, WA 98672

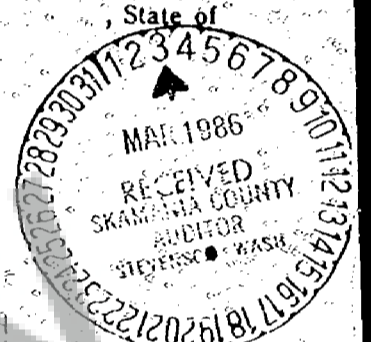
THIS SPACE RESERVED FOR RECORDER'S USE. STATE OF WASHINGTON... RECEIVED BY... MAR 3 1986... COUNTY AUDITOR... DEPUTY

Statutory Warranty Deed

THE GRANTORS, MORLINE J. ROSENBACH and DOLLY ROSENBACH, husband and wife, for and in consideration of TEN DOLLARS and other good and valuable consideration in hand paid, conveys and warrants to RONALD A. GERARD and KATHERINE A. GERARD, husband and wife, the following described real estate, situated in the County of Skamania Washington:

Lot 12, ROSENBACH'S CORNER, according to the Plat thereof, recorded in Book B, page 40, Skamania County Plat Records.

SUBJECT TO temporary Easement for a Cul-De-Sac over the Westerly portion of said lot, as shown on the Plat.



REAL ESTATE EXCISE TAX MAR 4 1986

PAID 22.25 Jan R. Wynne Deputy SKAMANIA COUNTY TREASURER

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated October 20, 1980, 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. Contract recorded October 20, 1980, in Book 78, page 855, Auditor's File No. 91443. Real Estate Sales Tax was paid on this sale on October 20, 1980, Rec. No. 7775.

Dated this 25th day of February, 1986.

STATE OF WASHINGTON, County of Yuma

MORLINE J. ROSENBACH (SEAL) DOLLY ROSENBACH (SEAL)

On this day personally appeared before me MORLINE J. ROSENBACH and DOLLY ROSENBACH 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 25th day of February, 1986.

OFFICIAL SEAL BRENDA J. CLARK Notary Public - State of Arizona YUMA COUNTY My Comm. Expires Aug. 30, 1988

Brenda J. Clark Notary Public in and for the State of Washington, Arizona residing at Yuma, therein.

Registered \$ Indirect \$ Filed WA 52 (1170) Mailed

Transaction in compliance with County subdivision ordinances. Skamania County Assessor - By: 3-8-24-B-2909