

104387

BOOK 107 PAGE 730

F.S. RECEIVED R6

DEC 10 1987

Columbia River Gorge National Scenic Area

SK-14428  
01-05-16-0-0-0400 & 0401-00

WARRANTY DEED

LOREN MAC ARTHUR, as his separate property, of Washougal, Washington, Grantor, for and in consideration of Forty Thousand Five Hundred Dollars (\$40,500.00), paid by Grantee pursuant to the Columbia River Gorge National Scenic Area Act of November 17, 1986 (100 Stat. 4274; 16 U.S.C. 544g), the receipt of which is hereby acknowledged, does hereby convey and warrant unto the UNITED STATES OF AMERICA, Grantee, and its assigns, all of the following described real property situate in the County of Skamania, State of Washington:

WILLAMETTE MERIDIAN

11703

REAL ESTATE EXCISE TAX  
DEC 11 1987

T. 1 N., R. 5 E.,

Sec. 16, portion of W1/2;

PAID Exhibit  
Jud. Dept.  
SKAMANIA COUNTY TREASURER

MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT that is on the centerline of a road, which point is South 10°08'38" East 2,593.28 feet (Washington Coordinate System, South Zone) from an iron pipe at the Northwest corner of said Section 16; thence North 01°13'00" West along said centerline 340.00 feet; thence (Leaving said centerline) North 88°05'15" East, 1,257.60 feet, more or less to the West right-of-way line of State Highway 14; thence Southerly along said right-of-way line 370 feet, more or less, to a point which bears North 89°00'00" East from the point of beginning; thence South 89°00'00" West 1,308.57 feet, more or less, to the point of Beginning;

(Also known as Lots 1 and 2 of MacArthur Short Plat recorded 3/7/84, in Book 3 of Short Plats on Page 60, Auditors File No. 97229, Skamania County Records.)

TOGETHER WITH A 60 FOOT EASEMENT for ingress, egress and utilities, the centerline of which is described as follows:

BEGINNING AT A POINT in the centerline of State Highway 14, which point is South 11°22'50" West (Washington Coordinate System, South Zone), 4,030.75 feet from an iron pipe at the Northwest corner of said Section 16; thence North 40°43'00" West 296.10 feet; thence along the arc of a 200 foot radius curve to the right for an arc distance of 130.38 feet;

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thence North  $03^{\circ}22'00''$  West 297.21 feet; thence along the arc of a 50 foot radius curve to the right for an arc distance of 70.95 feet; thence North  $77^{\circ}56'00''$  East 1,045.34 feet; thence along the arc of a 400 foot radius curve to the left for an arc distance of 191.99 feet; thence North  $50^{\circ}26'00''$  East 268.49 feet; thence along the arc of a 200 foot radius curve to the left for an arc distance of 180.29 feet; thence North  $01^{\circ}13'00''$  West 416.32 feet; thence along the 300 foot radius curve to the right for an arc distance of 219.30 feet; thence North  $40^{\circ}40'00''$  East 485.71 feet; thence along the arc of a 153.195 foot radius curve to the left for an arc distance of 38.64 feet; thence North  $26^{\circ}13'00''$  East 274.54 feet; thence along the arc of a 200 foot radius curve to the left for an arc distance of 69.41 feet; thence North  $06^{\circ}20'00''$  East 145.54 feet; thence along the arc of 60 foot radius curve to the right for an arc distance of 77.96 feet; thence North  $80^{\circ}47'00''$  East 252.77 feet; thence along the arc of a 60 foot radius curve to the right for an arc distance of 98.61 feet; thence South  $05^{\circ}03'00''$  East 342.17 feet to center of a 50 foot radius cul-de-sac and the terminus of said right-of-way centerline, said point being South  $44^{\circ}12'44''$  East 2,029.73 feet from the Northwest corner of said section 16.

Said parcel contains 10.12 acres of land, more or less.

SUBJECT TO:

1. Easement for electric transmission line in favor of Northwestern Electric Company a Washington Corporation by Deed recorded February 20, 1931 in Book "W" of Deeds at page 573, Skamania County Records.
2. Easement for ingress, egress and utilities 50 feet in width, Deed recorded October 13, 1978 under Auditor File No. 87402, in Book 75, page 523, Skamania County Records.
3. Easement as delineated on the face of MacArthur Short Plat as recorded March 7, 1984 under Auditor File No. 97229 in Book 3 of Short Plats on page 60, Skamania County Records.
4. Easement Agreement for pipeline and spring access between Richard F. Erb and Mary Anne Erb and Loren MacArthur by instrument recorded April 2, 1986, under Auditor No. 100895, in Book 100 page 692.
5. Exceptions and reservation as contained in Deed from State of Washington Recorded March 12, 1919 in Book "R" of Deeds at page 61, Skamania County Records

The acquiring agency is the Forest Service, United States Department of Agriculture.

Dated this 13th day of November, 1987.

FILED FOR RECORD  
SKAMANIA CO. WASH  
BY SKAMANIA CO. TITLE

*Loren MacArthur*  
LOREN MAC ARTHUR

Dec 1 9 29 AM '87  
Auditor  
GARY R. OLSON

ACKNOWLEDGMENT

STATE OF WASHINGTON )  
COUNTY OF Clark ) ss.

On this 13th day of November, 1987, personally appeared before me LOREN MAC ARTHUR, to me known to be the individual described in and who executed the within and foregoing instrument and acknowledged that he signed the same as his free act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal the 13th day of November, 1987.



*Pamela J. Smith*  
Notary Public in and for the  
State of Washington  
My Commission expires April 1, 1989

(Checked as to consideration, acreage, description, and conditions.

Dated this 13 day of 11 1987.)

*Loren MacArthur*

Checked as to consideration, acreage, description, and conditions. Dated

this 20th day of November, 1987.

*Carl A. Sigurdson*