

FILED FOR RECORD  
SKAMANIA CO. WASH  
BY DAVE BURT?

MAR 17 2 23 PM '88

Pub. Dep.  
AUDITOR  
GARY H. OLSON

PERSONAL REPRESENTATIVE'S STATUTORY  
WARRANTY FULFILLMENT DEED

The grantors, ROLLIN ZAWISTOWSKI and JEAN E. HASKELL, as Co-personal representatives of the Will and estate of Bessie D. Zawistowski, deceased, for and in consideration of Ten Dollars (\$10.00) and other valuable considerations, in hand paid, convey and warrant to WALLACE CLAUSON, a married man, the following described real estate, situate in the County of Skamania, State of Washington, as described on the attached Exhibit "A" and by this reference incorporated herein.

Bessie D. Zawistowski died on October 25, 1987, and Rollin Zawistowski and Jean E. Haskell were confirmed as Co-personal Representatives of her Last Will and Testament on November 20, 1987, and ever since have been and are now the duly appointed, qualified and acting Co-personal Representatives thereof, and this deed is given pursuant to an Order of Solvency entered in the Matter of the Estate of Bessie D. Zawistowski, deceased, being probate cause No. 87-4 00526 8 in the Superior Court of Clark County, Washington, on November 20, 1987.

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated October 1, 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. The Real Estate Excise Tax was paid on this sale on October 3, 1979, receipt number 7094.

Received \$  
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\_\_\_\_\_  
\_\_\_\_\_

JAMES M. BOYD  
Attorney at Law  
413 N. E. Everett Street  
Camas, WA 98607

This deed is also given, per the underlying real estate contract, with grantor, JEAN E. HASKELL, the daughter of the decedent, reserving unto herself a life estate in said property and more specifically, the use of and quiet enjoyment of, together with rights of ingress and egress, that particular one-half acre upon which she currently resides. She shall be required to pay the real estate property taxes on said one-half acre. Grantee herein shall do nothing to hinder or obstruct the exercise of this life estate.

DATED this 25 day of February, 1988.

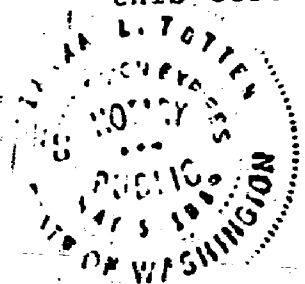
Rollin Zawistowski  
 ROLLIN ZAWISTOWSKI, as Co-personal Representative of the Estate of Bessie D. Zawistowski, deceased

Jean E Haskell  
 JEAN E. HASKELL, as Co-personal Representative of the Estate of Bessie D. Zawistowski, deceased

STATE OF WASHINGTON )  
 : ss.  
 COUNTY OF CLARK )

This certifies that on this 25<sup>th</sup> day of February, 1988, personally appeared before me Rollin Zawistowski and Jean E. Haskell, as Co-personal Representatives of the will and estate of Bessie D. Zawistowski, deceased, to me known to be the individuals who executed the foregoing instrument, and acknowledged same as their free and voluntary act and deed for the uses and purposes therein mentioned.

WITNESS my hand and official seal the day and year in this certificate first above written.



Jeanne L. Totten  
 NOTARY PUBLIC in and for the State of Washington, residing at Carnox  
 My appointment expires: 5-5-89

**BEST COPY  
AVAILABLE**

EXHIBIT "A"  
ORDER NO. SK-11667

THE FOLLOWING DESCRIBED REAL PROPERTY LOCATED IN SKAMANIA COUNTY, STATE OF WASHINGTON, TO-WIT;

PARCEL A:

BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 3, TOWNSHIP 1 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN; THENCE SOUTH 585 FEET; THENCE EAST 380 FEET; THENCE NORTH 8° 12' EAST 136 FEET; THENCE NORTH 6° 04' EAST 357 FEET; THENCE NORTH 59° 36' WEST 180 FEET; THENCE WEST 250 FEET TO THE PLACE OF BEGINNING.

LESS AN EASEMENT FOR AN ACCESS ROADWAY ACROSS THE NORTHWEST CORNER THEREOF.

PARCEL B:

BEGINNING AT A POINT ON THE SECTION LINE 410 FEET WEST OF THE QUARTER CORNER ON THE SOUTH BOUNDARY OF SECTION 3, TOWNSHIP 1 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN; THENCE FOLLOWING THE BOUNDARY OF THE NORTH BANK HIGHWAY RIGHT-OF-WAY IN A NORTHERLY COURSE TO A POINT WHICH IS 690 FEET WEST AND 435 FEET NORTH OF THE AFOREMENTIONED QUARTER CORNER; THENCE NORTH 4° 30' EAST 50 FEET; THENCE NORTH 89° 50' WEST 237 FEET; THENCE SOUTH 21° 45' EAST 200 FEET; THENCE SOUTH 60° 00' EAST 316 FEET; THENCE EAST 280 FEET, TO THE PLACE OF BEGINNING,

ALSO BEGINNING ON THE WEST SIDE OF THE CAPE HORN ROAD ON THE SECTION LINE 735 FEET WEST OF THE QUARTER CORNER ON THE SOUTH LINE OF SECTION 3, TOWNSHIP 1 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN; THENCE WEST 585 FEET TO THE 16TH CORNER; THENCE NORTH 735 FEET TO JOHN CONAGHAN'S SOUTHWEST CORNER; THENCE EAST 380 FEET TO THE WEST SIDE OF THE CAPE HORN ROAD RIGHT-OF-WAY; THENCE SOUTH 5° 25' WEST 254 FEET; THENCE SOUTH 21° 45' EAST 200 FEET; THENCE SOUTH 60° 00' EAST 316 FEET TO THE PLACE OF BEGINNING.

EXCEPT COUNTY ROAD RIGHT-OF-WAY DEEDED BY INSTRUMENT RECORDED UNDER AUDITOR FILE NO. 68706, IN BOOK 57 OF DEEDS AT PAGE 288.

PARCEL C:

BEGINNING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 3, TOWNSHIP 1 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN AND RUNNING THENCE SOUTH FOUR HUNDRED SEVENTY AND FIVE TENTHS FEET (470.5 FEET); THENCE WEST 952 FEET TO THE COUNTY ROAD, THENCE NORTHERLY ALONG SAID COUNTY ROAD TO A POINT WEST OF THE POINT OF BEGINNING, AND THENCE EAST 885 FEET TO THE POINT OF BEGINNING;

EXCEPT THAT PORTION LYING WITHIN STATE HIGHWAY 140, AND ALSO EXCEPT THE FOLLOWING

(CONTINUED)

Transaction in compliance with County subdivision ordinances.

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BOOK 108 PAGE 776

## TRACT OF LAND, TO-WIT;

BEGINNING AT A POINT ON THE EAST EDGE OF OLD CASCADE ROAD WHICH IS SOUTH 470.5 FEET AND WEST 605.8 FEET FROM THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 3, TOWNSHIP 1 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN, AND RUNNING THENCE WEST 350.2 FEET TO THE CENTER OF THE OLD CAPE HORN ROAD, THENCE NORTHERLY ALONG THE CENTERLINE OF SAID CAPE HORN ROAD TO ITS INTERSECTION WITH THE NORTHEASTERLY LINE OF SAID OLD CASCADE ROAD, THENCE ALONG THE EASTERLY EDGE OF SAID CASCADE ROAD, SOUTH 27° 53' EAST 182.0 FEET; THENCE SOUTH 39° 43' EAST, 160.0 FEET; THENCE SOUTH 52° 00' EAST 100.6 FEET TO THE POINT OF BEGINNING.

PARCEL D:

THAT TRACT OF LAND IN SECTION 3, TOWNSHIP 1 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER OF SAID SECTION 3 SOUTH 20.30 CHAINS; THENCE WEST TO INTERSECTION WITH THE SOUTHERLY LINE OF STATE HIGHWAY #88, FORMERLY KNOWN AS STATE ROAD #8, WHICH IS THE TRUE POINT OF BEGINNING; THENCE WEST TO THE CENTERLINE OF THE OLD CAPE HORN ROAD; THENCE NORTHERLY ALONG THE CENTERLINE OF THE OLD CAPE HORN ROAD TO INTERSECTION WITH THE SOUTHERLY LINE OF THE SAID STATE HIGHWAY #88; THENCE EASTERLY ALONG THE SOUTHERLY LINE OF SAID STATE HIGHWAY #88 TO THE POINT OF BEGINNING.

PARCEL E:

A TRACT OF LAND LOCATED IN THE SOUTHWEST QUARTER OF SECTION 3, TOWNSHIP 1 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS:

THAT PORTION OF THE FOLLOWING DESCRIBED TRACT OF LAND LYING SOUTHERLY OF SECONDARY STATE HIGHWAY NO. 88.

BEGINNING AT A POINT ON THE WEST LINE OF THE CAPE HORN COUNTY ROAD 6.27 CHAINS NORTH 08° 55' EAST FROM THE SOUTHWEST CORNER OF THE CHARLES FROESCHLE LAND IN SAID SECTION 3; THENCE NORTH 79° 08' WEST 1.47 CHAINS; THENCE NORTH 69° 27' WEST 1.71 CHAINS; THENCE NORTH 61° 52' WEST 2.61 CHAINS; THENCE NORTH 83° 14' WEST 1.21 CHAINS; THENCE SOUTH 82° 52' WEST 3 CHAINS; THENCE SOUTH 84° WEST 2.07 CHAINS TO A POINT ON THE NORTH SIDE OF THE STATE ROAD, SAID POINT BEING THE SOUTHWEST CORNER OF THE TRACT; THENCE NORTH 10 CHAINS TO THE NORTHWEST CORNER OF THE TRACT; THENCE EAST 7.82 CHAINS TO THE CAPE HORN COUNTY ROAD, SAID POINT BEING THE NORTHEAST CORNER OF THE TRACT; THENCE ALONG THE WEST LINE OF SAID ROAD IN A SOUTHEASTERLY DIRECTION TO THE POINT OF BEGINNING:

TOGETHER WITH ALL EXISTING WATER RIGHTS AND EASEMENTS FOR WATER PIPELINES APPURTENANT THERETO.

RECORDER'S NOTE: PORTIONS OF THIS DOCUMENT POOR QUALITY FOR FILMING