

105952

BOOK 111 PAGE 171

WARRANTY DEED

FREDERICK D. MORGAN, as his separate estate, of Washougal, Washington, Grantor, for the true and actual consideration of Sixty Thousand Dollars (\$60,000.00), 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

T. 1 N., R. 5 E.

Sec. 17, portion of E1/2.

Parcel more particularly described as follows:

Beginning at the PC of a road centerline which bears South $17^{\circ}39'20''$ West, 3,475.55 feet from the Northeast corner of said Section 17; thence North $3^{\circ}22'$ West, 621.82 feet to a fence line; thence South $86^{\circ}16'$ West along said fence line, 276.85 feet; thence South $85^{\circ}56'$ West along said fence line 438.16 feet to a $1/2''$ iron rod; thence South $1^{\circ}29'6''$ West 968.07 feet to a $1/2''$ iron rod in the centerline line of a road; thence North $87^{\circ}42'$ East along said centerline 806.45 feet to its intersection with the centerline of another road; thence along the arc of a 200 foot radius curve to the right, (the incoming tangent of which is North $23^{\circ}11'18''$ West) for an arc distance of 69.19 feet; thence continuing along said centerline North $3^{\circ}22'$ West, 297.21 feet to the point of beginning.

TOGETHER WITH AND SUBJECT TO A a 60 foot easement, the centerline of which is described as follows:

Beginning at a point in the centerline of State Highway 14, which point is South $11^{\circ}22'50''$ West (Washington Coord. System, South Zone) 4,030.75 feet from the Northwest corner of said Section 16; thence North $40^{\circ}43'$ 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; thence North $3^{\circ}22'$ 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; ALSO TOGETHER WITH AND SUBJECT TO A 60 foot easement, the centerline of which is the South line of said tract.

The area described contains 17.12 acres, more or less.

SUBJECT TO:

1. Easement including the terms and provisions thereof, to Northwest Electric Company, recorded February 20, 1931, in Book W, Page 573, Auditors File No. 17061, Skamania County Deed Records.

-1-

Registered	S
Indexed	S
Indirect	S
Filed	
Mailed	

12225
REAL ESTATE EXCISE TAX
001113
PAID Exempt
J.W. Deputy
SKAMANIA COUNTY TREASURER

Glenda J. Kimmel, Skamania County Assessor
By [Signature] Parcel # 01052200 1100
10/11/88

1612 2191

2. Easement along the South 30 feet and a portion of the East 30 feet of said tract as reserved in contract recorded June 17, 1977, in Book 72, Page 861, Auditors File No. 84260, Skamania County Deed Records.

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

Dated this 4 day of OCT, 1988

Frederick D. Morgan
FREDERICK D. MORGAN



ACKNOWLEDGMENT

STATE OF Washington)
COUNTY OF Clark) ss.

On this 4th day of October, 1988, before me the undersigned, a Notary Public in and for the State of Washington, personally appeared FREDERICK D. MORGAN, as his separate estate, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

Jean M. Schacht
Notary Public for the State of Washington
Residing at Corvallis
My Commission expires 5-1-91

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

Dated this 28th day of Sept., 1988

Andy O'Brien LANDS FORESTER

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

OCT 11 3 19 PM '88
A. Olson, Dep.
AUDITOR
GARY M. OLSON