

107596

BOOK 115 PAGE 252



STEWART TITLE COMPANY of Washington, Inc.

FILED FOR RECORD AT REQUEST OF

EVA BOWERS
MP 17L, Cathmar Park Lane
Washougal, WA 98671

WHEN RECORDED RETURN TO

EVA BOWERS
Name
MP 17L, Cathmar Park Lane
Address
Washougal, WA 98671
City, State, Zip

FILED FOR RECORD
SKAMANIA CO. WASH
BY *[Signature]*

AUG 7 12 PM '89

GARY H. OLSON

Quit Claim Deed

THE GRANTOR **DANNY NUNEZ**, a single man,

for and in consideration of ASSUMPTION OF INDEBTEDNESS ONLY

conveys and quit claims to **EVA D. BOWERS**, a single woman,the following described real estate, situated in the County of _____
together with all after acquired title of the grantor(s) therein:

State of Washington,

See attached Exhibit "A"

12932

REAL ESTATE EXCISE TAX
AUG 7 1989

PAID *Exempt*
Undeveloped
SKAMANIA COUNTY TREASURER

Registered
Indexed
Indirect
Filmed
Mailed

Dated July 24th 1989

Danny Nunez
(Individual)

By _____ (President)

By _____ (Secretary)

STATE OF WASHINGTON

COUNTY OF *King*

On this day personally appeared before me

DANNY NUNEZ

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 and voluntary act and deed,
for the uses and purposes therein mentioned.

STATE OF WASHINGTON

COUNTY OF _____

On this _____ day of _____ 19____
before me, the undersigned, a Notary Public in and for the State of Wash-
ington, duly commissioned and sworn, personally appeared _____

and _____ President and _____ Secretary.

respectively, of _____
the corporation that executed the foregoing instrument, and acknowledged
the said instrument to be the free and voluntary act and deed of said corpora-
tion, for the uses and purposes therein mentioned, and on oath stated that

_____ authorized to execute the said instrument and that the seal
affixed is the corporate seal of said corporation.

Witness my hand and official seal hereto affixed the day and year first
above written

Derwin D. Bell
Notary Public in and for the State of Wash-
ington, residing at *Bellevue*

My commission expires: *5/5/93*

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

Glenda J. Kimmel, Skamania County Assessor
Parcel # 2-5-34-2-407-408

EXHIBIT "A"

THOSE PORTIONS OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 34, TOWNSHIP 2 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON, AS FOLLOWS:

PARCEL I

BEGINNING AT THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 34; THENCE NORTH $00^{\circ} 40' 49''$ WEST ALONG THE EAST LINE OF SAID NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 34, 454.74 FEET; THENCE SOUTH $77^{\circ} 12' 20''$ WEST 51.40 FEET TO A POINT ON THE SOUTH EDGE OF A 60 FOOT WIDE DRIVEWAY; THENCE CONTINUING SOUTH $77^{\circ} 12' 20''$ WEST ALONG THE SOUTH EDGE OF THE SAID 60 FOOT WIDE DRIVEWAY 738.95 FEET; THENCE CONTINUING SOUTH $77^{\circ} 12' 20''$ WEST 14.78 FEET; THENCE AROUND THE OUTSIDE OF A 45 FOOT CUL-DE-SAC 107.47 FEET WHICH IS TO THE LEFT OF THE CORD WHICH BEARS NORTH $82^{\circ} 34' 16''$ WEST 83.68 FEET AND THE TRUE POINT OF BEGINNING; THENCE NORTH $85^{\circ} 34' 01''$ WEST 384.11 FEET; THENCE NORTH $14^{\circ} 59' 20''$ EAST 289.49 FEET; THENCE SOUTH $71^{\circ} 29' 46''$ EAST 323.93 FEET TO THE WEST EDGE OF A 30 FOOT DRIVEWAY; THENCE SOUTH $08^{\circ} 31' 03''$ EAST ALONG THE SAID WEST EDGE OF A 30 FOOT WIDE DRIVEWAY TO THE AFOREMENTIONED CUL-DE-SAC; THENCE ALONG A CURVE TO THE LEFT ALONG THE OUTER EDGE OF SAID CUL-DE-SAC TO THE POINT OF BEGINNING.

EXCEPT THE EASTERLY 30 FEET OF SAID TRACT WHICH IS RESERVED TO INCREASE THE AFORESAID 30 FOOT DRIVEWAY TO 60 FEET IN WIDTH.

PARCEL II

BEGINNING AT THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 34; THENCE NORTH $00^{\circ} 40' 49''$ WEST ALONG THE EAST LINE OF SAID NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 34, 454.74 FEET; THENCE SOUTH $77^{\circ} 12' 20''$ WEST 51.40 FEET TO A POINT ON THE SOUTH EDGE OF A 60 FOOT WIDE DRIVEWAY; THENCE CONTINUING SOUTH $77^{\circ} 12' 20''$ WEST ALONG THE SOUTH EDGE OF THE SAID 60 FOOT WIDE DRIVEWAY 738.95 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING SOUTH $77^{\circ} 12' 20''$ WEST 14.78 FEET; THENCE AROUND THE OUTSIDE OF A 45 FOOT RADIUS CUL-DE-SAC 107.47 FEET WHICH IS TO THE LEFT OF THE CORD WHICH BEARS NORTH $82^{\circ} 34' 16''$ WEST 83.68 FEET; THENCE NORTH $85^{\circ} 34' 01''$ WEST 384.11 FEET; THENCE SOUTH $35^{\circ} 15' 08''$ WEST 136.32 FEET TO THE NORTH EDGE OF RIGHT-OF-WAY OF THE WASHOUGAL RIVER ROAD; THENCE EASTERLY ALONG THE SAID NORTH EDGE OF RIGHT-OF-WAY OF THE WASHOUGAL RIVER ROAD TO A POINT WHICH BEARS SOUTH $03^{\circ} 06' 30''$ EAST FROM THE TRUE POINT OF BEGINNING; THENCE NORTH $08^{\circ} 06' 30''$ WEST 172.32 FEET TO THE TRUE POINT OF BEGINNING.

TOGETHER WITH AS TO BOTH PARCELS A NON-EXCLUSIVE EASEMENT OVER THE PRIVATE ROADWAY RUNNING FROM SAID PROPERTY IN AN EASTERLY DIRECTION TO THE COUNTY ROAD.

TOGETHER WITH AS TO BOTH SAID PARCELS AN EASEMENT FOR A WATER PIPELINE RUNNING FROM THE TRACT HEREIN CONVEYED IN A NORTHERLY DIRECTION TO THE SPRING IN THE WEST HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 27; SAID TOWNSHIP AND RANGE, INCLUDING THE RIGHT TO ENTER UPON SAID PROPERTY AT REASONABLE TIMES FOR THE INSPECTION AND MAINTENANCE OF SAID SPRING AND PIPELINE, WHICH EASEMENT IS NOT EXCLUSIVE AND WILL BE ENJOYED BY THE OTHER PARTIES LAWFULLY USING THE SAME.