

108963

BOOK 118 PAGE 283

AFTER RECORDING RETURN TO:

Bob Randolph  
215 Burdick Avenue  
Vancouver, WA 98661

## WARRANTY FULFILLMENT DEED

THE GRANTOR PHIL R. KOOISTRA and CAROL E. KOOISTRA, husband and wife, for and in consideration of TEN DOLLARS AND OTHER VALUABLE CONSIDERATION in hand paid, conveys and warrants to ROBERT R. RANDOLPH and SUSAN J. RANDOLPH, husband and wife; RICHARD A. TRUAX and DOROTHY R. TRUAX, husband and wife, and RICHARD L. PINSON and JUDITH A. PINSON, husband and wife, as tenants in common, and each as to an undivided one-third interest, all of their cabin site leasehold interest, including the cabin located thereon and all personal property located in said cabin, on the following described real estate, situated in the County of Skamania, State of Washington:

FILED FOR RECORD  
SKAMANIA COUNTY, WASH.  
BY Bob Randolph  
MAR 23 2 24 PM '90  
J. Lowry  
GARY PINSON  
CABIN SITE NO. 74 of NORTH WOODS described as LOT 74, as shown on the Plat and Survey entitled Record of Survey for Waterfront Recreation, Inc., dated May 14, 1971, on file and of record under Auditor's File No. 73635, at page 306 of Book "J" of Miscellaneous Records of Skamania County, Washington, TOGETHER WITH an appurtenant easement as established in writing on said plat, for the joint use of the areas shown as roadways on the plat. SUBJECT TO additional exceptions as set forth on Exhibit "A" attached hereto and by reference incorporated herein.

The property described herein is a portion of the property leased by the Department of Natural Resources of the State of Washington under Lease No. 58985, dated August 11, 1970, and amended by document dated February 10, 1972, unto Water Front Recreation, Inc., consisting of the following described real property situated in Skamania County, Washington, to-wit:

Governments Lots 4 and 8, Section 26, Township 7 North, Range 6 East of the Willamette Meridian, having an area of 88.40 acres, more

Registered  
INDEXED  
FILED  
3-30-90  
MAILED

Glenda J. Kimmel, Skamania County Assessor  
By: DM Parcel # 96-000074

WARRANTY FULFILLMENT DEED - 1

LAW OFFICES OF  
Langeholm, Menovich,  
Lansverk & Whitesides, Inc., P.S.  
Broadway at Evergreen, Suite 400  
P.O. Box 1066  
Vancouver, Washington 98666  
(206) 636-3312

REAL ESTATE EXCISE TAX

MAR 23 1990

or less. SUBJECT, however, to an easement for right of way for access road acquired by the United States of America, United States Forest Service.

This deed is given in fulfillment of that certain document between the parties hereto, dated April 7, 1978, recorded April 14, 1978, under Auditor's File No. 86129 in Book 74 at Page 585, 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.

Real Estate Excise Tax is non-applicable at this time.

Dated 12-4, 1981.

Phil R. Kooistra  
Phil R. Kooistra

Carole E. Kooistra  
Carole E. Kooistra

STATE OF WASHINGTON )  
County of Clark ) ss.

I certify that I know or have satisfactory evidence that Phil R. Kooistra and Carole E. Kooistra are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in the instrument.

DATED: 12-4-81

Ed L. (Kooistra) 231662  
Notary Public in and for the  
State of Washington, residing  
at Vancouver.  
My appointment expires: 2-4-91

WARRANTY FULFILLMENT DEED - 2

LAW OFFICES OF  
Landerholm, Menovich,  
Lansverk & Whitesides, Inc., P.S.  
Broadway at Evergreen, Suite 400  
P.O. Box 1066  
Vancouver, Washington 98666  
(206) 636-3312

EXHIBIT "A"

SUBJECT TO: Reservations by the United States of America in approved selection list number 259, dated March 4, 1953, and recorded September 4, 1953, at page 23, of Book 52 of Deeds, under Auditor's File No. 62114, records of Skamania County, Washington, as follows:

"... the provisions, reservations, conditions and limitations of Section 24, Federal Power Act of June 10, 1920, as amended ... and the prior right of the United States, its licensees and permittees to use for power purposes that part within Power Projects Nos. 2071, 2111 and 264."

Together with all personal property located in cabin on said real property.

SUBJECT TO: A lease dated June 1, 1970, between the State of Washington, acting by and through the Department of Natural Resources, as Lessor, and Waterfront Recreation, Inc., a Washington Corporation, as Lessee, a Memorandum thereof having been recorded on September 9, 1970, under Auditor's File No. 72521, at Page 141 of Book 5 of Agreements & Leases; Records of Skamania County, Washington.

SUBJECT TO: Terms, Agreements, and Covenants as contained in Lease dated August 6, 1973, recorded December 10, 1973, under Recording No. 76936. LESSOR: Water Front Recreation, Inc., A Washington Corporation; LESSEE: Ferrill F. Craig and Marylu Craig.

SUBJECT TO: Assignment of Lease dated August 27, 1973, recorded December 10, 1973, under Recording No. 76937; from Ferrill F. Craig and Marylu Craig to Kathryn Curry.

SUBJECT TO: Assignment of Lease dated November 19, 1973, recorded December 10, 1973, under Recording No. 76938; from Kathryn Curry to Phil R. Kooistra and Carole E. Kooistra, Husband and Wife.

SUBJECT TO: Assignment of Lease dated \_\_\_\_\_, 19\_\_\_\_, and to be recorded herewith on \_\_\_\_\_, 19\_\_\_\_, under Recording No. \_\_\_\_\_; from Phil R. Kooistra and Carole E. Kooistra to Robert Randolph, Dr. Richard Pinson and Dr. Richard Truax.

SUBJECT TO: Any retail sales tax; or any leasehold excise tax levied against said premises under Chapter 61 of the 1975-6 Session Laws of the State of Washington, Second Extraordinary Session, and Department of Revenue Regulations issued pursuant thereto.

WARRANTY FULFILLMENT DEED - 3

LAW OFFICES OF  
Landerholm, Menovich,  
Janssen & Whitesides, Inc., P.S.  
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P.O. Box 1066  
Vancouver, Washington 98666  
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