

114241

FORM No. 633--WARRANTY DEED (Individual or Corporate)

1-1-74

BOOK 130 PAGE 310

WARRANTY DEED (Individual or Corporate)

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That TED W. KENT AND
LAVONE I. KENT

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

RICHARD D. HAMBY

, hereinafter called
the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and
assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or ap-
pertaining, situated in the County of SKAMANIA and State of Oregon, described as follows, to-wit:
Washington

LOT 4 LABARRE FLAT SHORT PLAT, RECORDED JUNE '18, 1975, UNDER BOOK 1.
PAGE 5, RECORDS OF SKAMANIA COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

STARTING AT A POINT OF THE NORTHWEST BOUNDARY OF THE RIGHT-OF-WAY OF THE LA-
BARRE COUNTY ROAD WHICH POINT IS NORTH 292.63' AND WEST 26.29' FROM THE CENTER
OF SECTION 28 TOWNSHIP 2 NORTH RANGE 5 E.W.M., RUN NORTH 90°00'00" WEST
FOR 315.00' RUN NORTH 00°00'00" EAST FOR 703.09' RUN NORTH 89°38'10" EAST FOR
315.01', RUN SOUTH 00°00'00" EAST FOR 705.09' TO POINT OF BEGINNING.

(If space insufficient, continue description on reverse side)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that
grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances

and that
grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims
and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 8,500.00

However, the actual consideration consists of or includes other property or value given or promised which is
the whole consideration (indicate which). (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all grammatical
changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 18 day of December, 1987;
if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by
order of its board of directors.

REAL ESTATE EXCISE TAX

(If executed by a corporation,
affix corporate seal)

AUG 21 1992

PAID BY EXCISE 1990

STATE OF OREGON,

County of CLACKAMAS

December 18, 1987

STATE OF OREGON, County of

19

Personally appeared

Personally appeared the above named

TED W. KENT and

LAVONE I. KENT

and acknowledged the foregoing instru-
ment as their voluntary act and deed.

Before me:

Notary Public for Oregon

My commission expires:

July 16, 1990

Notary Public for Oregon

My commission expires:

TED W. and LAVONE I. KENT
19785 S. MOLALLA AVENUE
OREGON CITY, OREGON 97045

GRANTOR'S NAME AND ADDRESS

RICHARD D. HAMBY
M.P.O. 06L HOMBRE ROAD
WASHOUGAL, WASHINGTON 98671

GRANTEE'S NAME AND ADDRESS

After recording return to:

NAME, ADDRESS, ZIP

NAME, ADDRESS, ZIP

NAME, ADDRESS, ZIP

NAME, ADDRESS, ZIP

NAME, ADDRESS, ZIP

NAME, ADDRESS, ZIP

NAME, ADDRESS, ZIP

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NAME, ADDRESS, ZIP

STATE OF OREGON,

County of

I certify that the within instru-
ment was received for record on the
day of , 19 ,
at o'clock M., and recorded
in book/reel/volume No. on
page or as document/fee/file/
instrument/microfilm No. ,
Record of Deeds of said county.

Witness my hand and seal of
County affixed.

NAME

TITLE

By Deputy

Glenda J. Kimmet, Skamania County Assessor

Parcel # 2-5-28-2-0109

By: 56

FILED FOR RECORD
SKAMANIA COUNTY
AUG 21 1992

AUG 21 1992
37
1987

being duly sworn to

(OFFICIAL
SEAL)

THE GRANTOR RESERVES THE USE OF THE FOLLOWING ROAD EASEMENT FOR INGRESS AND EGRESS BEING 25.0' ON EITHER SIDE OF THE FOLLOWING DESCRIBED CENTERLINE PLUS AN ADDITIONAL 5.0' ON SOUTH SIDE OF 50 FOOT STRIP FOR UTILITY EASEMENT, CENTERLINE AS FOLLOWS: STARTING AT A POINT ON EAST LINE OF TRACT WHICH IN NORTH $00^{\circ}00'00''$ EAST 377.56' FROM SOUTHEAST CORNER OF TRACT AND RUN NORTH $70^{\circ}30'$ WEST FOR 145.00' RUN THROUGH CURVE TO LEFT WITH RADIUS OF 202.14' THROUGH CENTRAL ANGLE OF 48° FOR DISTANCE OF 169.34'. RUN SOUTH $61^{\circ}30'$ WEST FOR 16.37' TO WEST LINE OF TRACT INTERSECTING SAME AT A POINT 415.25' NORTH OF THE SOUTHWEST CORNER OF TRACT.

Unofficial Copy

