

114840

BOOK 13/ PAGE 786



## First American Title Insurance Company

Filed for Record at Request of

Name Harry Holt  
 Address Box 918 Archer Mt Rd.  
 City and State Skamania, WA 98648

THIS SPACE PROVIDED FOR RECORDERS USE	
BY SKAMANIA CO. TITLE	Asper
OCT 30 5 33 PM '92	Indexed <u>10</u>
<i>P. Young</i>	Indirect <u>10</u>
GARY J. OLSON	Filed <u>11/10/92</u>
	Mailed

### Statutory Warranty Deed

THE GRANTOR ROBERT W. MATHER -----

for and in consideration of Fulfillment of Contract -----

in hand paid, conveys and warrants to Harry C. Holt and Lauri A. Holt, husband and wife -----

the following described real estate, situated in the County of Skamania, State of Washington:

PLEASE SEE ATTACHED LEGAL DESCRIPTION -----

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated January 19 87, 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 Sales Tax was paid on this file on March 16, 1987, Rec. No. 102849  
 Dated 10 26, 19 92

*Robert W. Mather*  
 ROBERT W. MATHER

N/A  
 REAL ESTATE EXCISE TAX

OCT 30 1992

See Ex 11014 dated 9/2/92

STATE OF WASHINGTON

COUNTY OF Skamania

On this day personally appeared before me

*Robert W. Mather*  
 ROBERT W. MATHER

to me known to be the individual described in and who executed the within foregoing instrument, and acknowledged that he signed the same as a voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 26th day of March, 1992

*Donna K. Jewell*  
 Notary Public in and for the State of Washington, residing at Stevenson

STATE OF WASHINGTON

COUNTY OF

On this day of 19 before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared

and to me known to be the 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 corporation, 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.

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

102022

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CONTRACT OF SALE

THIS CONTRACT is made as of this 15th day of October, 1986,  
by ROBERT W. MATHER, hereinafter called SELLER, and HARRY C. HOLT and  
LAURI A. HOLT, husband and wife, hereinafter called PURCHASER,

WITNESSETH:

1. Purchase and Sale. Seller agrees to sell to Purchaser and Purchaser agrees to purchase from Seller for the price and on the terms and conditions set forth below that certain real property, and all improvements thereon, situated in the County of Skamania, State of Washington, described as follows:

Lot 1, LAIRD SHORT PLAT, according to the Plat thereof, recorded May 21, 1979, in Book 2, Page 104, Auditor's File No. 88587, Skamania County Short Plat Records, SUBJECT TO AND TOGETHER WITH an easement 60 feet in width for road and utility purposes across subject property and following existing gravel road to Duncan Creek Road.

SUBJECT TO:

1. The lien of real estate excise sales tax upon any sale of said premises, if unpaid.  
2. The rights of the public in a 60 foot road, as shown on the Short Plat.

3. Easement 60 feet in width for road and utility purposes across an existing gravel road, including the terms and provisions thereof, as reserved in deed from Donald S. Olson, et al, to Dean Vogt, et ux, recorded June 10, 1977, in Book 72, Page 817, Auditor's File No. 84214, Skamania County Deed Records. (Exact location not given.)

4. Contract, including the terms and provisions thereof, between Dean Vogt and Lois Vogt, husband and wife, as seller, and Ray I. Laird and Inez Laird, husband and wife, as purchaser, dated February 23, 1976, recorded March 5, 1976, in Book 70, Page 595, Auditor's File No. 81813, Skamania County Deed Records. Excise Tax Receipt No. 3886.

By instrument recorded June 10, 1977, in Book 72, Page 816, Auditor's File No. 84213, Skamania County Deed Records, the seller's interest in said contract was assigned to J. Richard Brown and Pearl J. Brown, husband and wife.

By Quit Claim Deed recorded October 15, 1985, in Book 85, Page 177, Auditor's File No. 100122, Skamania County Deed Records, the interest of Isaac Ray Laird, deceased, was conveyed to Inez M. Laird.

5. Contract, including the terms and provisions thereof, between Ray I. Laird and Inez Laird, husband and wife, as seller, and Robert W. Mather, as his separate estate, as purchaser, dated November 6, 1979, recorded November 7, 1979, in Book 77, Page 517, Auditor's File No. 89903, Skamania County Deed Records. Excise Tax Receipt No. 7187.

By Quit Claim Deed recorded October 15, 1985 in Book 85, Page 177, Auditor's File No. 100122, Skamania County Deed Records, the interest of the estate of Isaac Ray Laird, deceased, was conveyed to Inez M. Laird.

By Quit Claim Deed recorded November 7, 1979 in Book 77, Page 516, Auditor's File No. 89902, Skamania County Deed Records, Barbara J. Mather, wife of Robert W. Mather, conveyed her presumptive community interest to said Robert W. Mather, as his separate estate.

(Which contracts the Seller agrees to pay according to their terms. In the event the Seller herein fails to make any of the payments on the aforesaid contracts, then the Purchaser herein may make said payments and credit them against the payments coming due under this contract.)

Such property is referred to herein as "the property".

1 - CONTRACT OF SALE

REAL ESTATE EXCISE TAX

101201986

PAID

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