



# First American Title Insurance Company

THIS SPACE PROVIDED FOR RECORDER'S USE  
 FILED FOR RECORD  
 SKAMANIA CO. WASH  
 BY ~~RECORDED~~ C/A TITLE  
 SEP 28 4 25 PM '95  
*P. Olson*  
 AUDITOR  
 GARY M. OLSON

Filed for Record at Request of

Name Horatio Bolling  
 Address 1603 "2" St.  
 City and State Vancouver, WA 98661

*SCR 19620*

123399 Statutory Warranty Deed BOOK 152 PAGE 600

THE GRANTOR ARTHUR J. BERGERON and DOROTHY I. BERGERON, husband and wife  
 for and in consideration of Ninety Three Thousand and 00/100  
 in hand paid, conveys and warrants to HORATIO BOLLING, a single person  
 the following described real estate, situated in the County of Skamania, State of Washington:

SEE ATTACHED EXHIBIT "A"

17644  
 REAL ESTATE EXCISE TAX  
 SEP 28 1995  
 PAID 1192.00  
 SKAMANIA COUNTY TREASURER

Gary M. Olson, Auditor  
 State of Washington  
 11/11/95  
 11-11-95  
 11-11-95

Dated 9-28 1995  
*Arthur J. Bergeron*  
 Arthur J. Bergeron

*Dorothy I. Bergeron*  
 Dorothy I. Bergeron

STATE OF WASHINGTON  
 COUNTY OF SKAMANIA  
 On this day personally appeared before me  
ARTHUR J. BERGERON & DOROTHY I. BERGERON  
 who are known to me to be the legal and competent persons and who  
 acknowledged to me that they executed the foregoing instrument, and  
 acknowledged to me that they executed the same for the purposes and  
 purposes stated therein.  
 GIVEN under my hand and official seal this  
28th day of SEPTEMBER, 1995  
*Donna J. ...*  
 Notary Public in and for the State of Washington, residing at  
...

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 com-  
 missioned 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 instru-  
 ment to be the free and voluntary act and deed of said corporation, for the uses and purposes  
 therein mentioned, and on oath stated that  
 they declared to execute the said instrument and that the said affixed is the appropriate seal of said  
 corporation.  
 Witness my hand and official seal hereon affixed this day and year first above written.  
 \_\_\_\_\_  
 Notary Public in and for the State of Washington, residing at \_\_\_\_\_

**PARCEL I**

A tract of land in the Northwest Quarter of the Southeast Quarter of Section 17, Township 3 North, Range 8 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Beginning at the center of Section 17, Township 3 North, Range 8 East of the Willamette Meridian; thence South  $89^{\circ} 55'$  East 30 feet; thence South 464 feet to the initial point of the tract hereby described; thence South  $89^{\circ} 55'$  East 208 feet; thence South 104 feet; thence North  $89^{\circ} 55'$  West 208 feet; thence North 104 feet to the initial point.

**PARCEL II**

The North 20 feet of the following described tract:

Beginning at the center of Section 17, Township 3 North, Range 8 East of the Willamette Meridian, in the County of Skamania, State of Washington; thence South  $89^{\circ} 55'$  East 30 feet; thence South 588 feet to the initial point of the tract hereby described; thence South  $89^{\circ} 55'$  East 208 feet; thence South 208 feet; thence North  $89^{\circ} 55'$  West 208 feet; thence North 208 feet to the initial point.

**SUBJECT TO:**

1. Rights of the Public in and to that portion lying within the road.
2. Deed of Trust recorded in Book 139, Page 819 in Auditors's File No. 118064 executed by Arthur J. Bergeron and Dorothy L. Bergeron, husband and wife as grantor to Skamania County Title Company as trustee for Continental Savings Bank as Beneficiary, given to secure payment of \$79,000.00.

**VA ASSUMPTION CLAUSE**

The VA requires the following clause to be added to the transfer document, the Statutory Warranty Deed or the Quit Claim Deed AND signed by the buyers. It must be recorded with the transfer document.

"Grantor herein, as part of the purchase price and consideration for this Deed, assume and agree to pay the indebtedness evidenced by that certain Deed of Trust made by ARTHUR J. BERGERON AND DOROTHY J. BERGERON (original borrower) to Continental Savings Bank, which instrument is recorded in the office of the SKAMANIA County Recorder, in book 139 and page 819.

For the same consideration, Grantees hereby assume all obligation of ARTHUR J. BERGERON AND DOROTHY J. BERGERON (original borrower) under the terms of the instruments creating and securing the loan referred to in the Deed of Trust and also agree to indemnify the Department of Veterans Affairs to the extent of any claim payment arising from the guaranty of insurance of the indebtedness above mentioned. This liability to the Department of Veterans Affairs is under the authority of chapter 37, title 38 of the United States Code. Grantees further agree to the release of any or all prior obligors of the indebtedness above mentioned."

Worates S Boaling 9-28-95  
Buyer Date

\_\_\_\_\_  
Buyer Date

11/83