

FILED FOR RECORD
SKAMANIA CO. WASH
BY Robert Lick

Filed for record at request of:
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JUN 21 12 41 PM '96

O. Lavy
AUDITOR
GARY M. OLSON

125562

QUIT CLAIM DEED

BOOK 157 PAGE 931

The Grantor, ODILE ELEANORE SZYDLO (formerly Odile Eleanore Rutledge), a widow, for and in consideration of Love and Affection, Gift from Mother to Daughter, conveys and quit claims to CHERIE CECILIA SCHROEDER, as her separate estate, the following described real estate, situated in the County of Skamania, State of Washington, including any after acquired title:

Beginning at a point 1,800 feet South of the quarter corner common to Sections 30 and 31, T3N, Range 8 EWM; thence North 55 deg. 30' East 1,007 feet to the Northeast corner of a tract of land conveyed to C.M. Youmans by deed recorded at Page 11 of Book R of Deeds, records of Skamania County, Washington; said point being the initial point of the tract hereby described; thence South to the meander line of the Columbia River; thence following the meander line of the Columbia River upstream to a point 200 feet East of Smith Creek; thence northerly following a line parallel to and 200 feet distant, measured easterly at a right angle, from the center of the channel of Smith Creek to intersection with the southerly right-of-way line of Primary State Highway 8; thence following the southerly right-of-way line of said highway in a westerly and southerly direction to a point on the easterly boundary thereof which is South 55 deg. 30' West from the initial point; thence North 55 deg. 30' East to the initial point; EXCEPT all minerals and mineral deposits therein and thereon; AND EXCEPT the right-of-way acquired by the Spokane, Portland & Seattle Railway Co.; SUBJECT TO easements of record; AND AS ADJUSTED by Quit Claim Deed and Boundary Line Adjustment, between David G. Lave and Eleanore Szydlo, dated April 22, 1986, and recoded May 23, 1986, in Book 101, Page 220, Auditor's file #101156, records of Skamania County, Washington

AND EXCEPT a tract of land located in Section 31, T3N, Range 8 EWM, more particularly described as: Beginning at a point 1,800 feet South of the quarter corner common to Sections 30 and 31, T3N, Range 8 EWM; thence North 55 deg. 30' East 1,007 feet to the Northeast corner of a tract of land conveyed to C.M. Youmans by deed recorded at Page 11 of Book R of Deeds, records of Skamania County, Washington; thence East 350 feet to the initial point of the tract hereby described; thence North 180 feet; thence East to the center of the channel of Smith Creek; thence following the center of the channel of Smith Creek in a southeasterly direction to intersection with the northerly line of the right-of-way acquired by the Spokane, Portland & Seattle Railway Co.; thence following the northerly line of said railway

18142

SZYDLO - SCHROEDER
Quit Claim Deed
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REAL ESTATE EXCISE TAX

JUN 21 1996

PAID Exempt
WJ
SKAMANIA COUNTY TREASURER

Registered
Indexed, Dir ☒
Indirect ☒
Filmed ☒
Filed ☒

Gary H. Martin, Skamania County Assessor
Date 6-21-96 Parcel # 3-8-31-700
Chad

right-of-way South 69 deg. 40' West to a point due South from the initial point; thence North to the initial point; SUBJECT TO a flowage easement granted to the United States of America by deed dated January 21, 1936, and recorded April 10, 1936, at Page 479 of Book Y of Deeds, records of Skamania County, Washington; TOGETHER WITH an easement and right-of-way for a private access road 20 feet in width as now located and constructed leading from the Northwest corner of the above-described real property westerly to Primary State Highway 8.

RESERVING UNTO THE GRANTOR A LIFE ESTATE IN SAID PROPERTY FOR SO LONG AS GRANTOR SHALL LIVE.

Dated this 21st day of June, 1996.


ODILE ELEANORE SZYDLO, Grantor


STATE OF WASHINGTON)

ss

County of Skamania)

On this day personally appeared before me ODILE ELEANORE SZYDLO, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 21st day of June, 1996.


Notary Public for State of Washington
Residing at White Salmon, therein.
Commission expires: April 23, 2000.

