

45915

Tract No. Mc-R-96
Mc-R-99

TRANSMISSION LINE EASEMENT

The GRANTOR, herein so styled whether one or more, RICHARD W. O'NEAL and EVELYN C. O'NEAL, also known as Evelyn O'Neal, husband and wife at the time of acquiring title and ever since,
for and in consideration of the sum of SIX HUNDRED TWENTY-FIVE - - - - -
- - - - - Dollars (\$ 625.00),
in hand paid by the UNITED STATES OF AMERICA, receipt of which is hereby acknowledged,
hereby grants, bargains, sells, and conveys to the UNITED STATES OF AMERICA and its assigns, a perpetual easement and right to enter and erect, operate, maintain, repair rebuild, and patrol one or more electric power transmission lines and appurtenant signal lines, poles, towers, wires, cables, and appliances necessary in connection therewith, in, upon, over, under, and across the following-described parcel of land in the County of Skamania , in the State of Washington , to wit:

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That portion of the NE $\frac{1}{4}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 10, Township 3 North, Range 9 East of the Willamette Meridian, Skamania County, Washington, otherwise known as Lot 1 in Block 5 of Manzanola Orchard Tracts, which lies within a strip of land 300 feet in width, the boundaries of said strip lying 212.5 feet distant northerly from and 87.5 feet distant southerly from and parallel to the survey line of the McNary-Ross transmission line as now located and staked on the ground over, across, upon, and/or adjacent to the above described property, said survey line being particularly described as follows:

Beginning at survey station 6959 + 53.0 a point on the east line of Section 10, Township 3 North, Range 9 East, Willamette Meridian, said point being N. 4° 08' 50" E. a distance of 941.8 feet from the quarter section corner on the east line of said Section 10; thence N. 83° 39' 00" W. a distance of 8937.4 feet to survey station 7048 + 90.4; thence N. 85° 25' 00" W. a distance of 1556.6 feet to survey station 7064 + 47.0 a point on the west line of Section 9, Township 3 North, Range 9 East, Willamette Meridian, said point being S. 2° 22' 30" W. a distance of 487.8 feet from the northwest corner of said Section 9.

Tract No. Mc-R-99

That portion of the N $\frac{1}{2}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 10, Township 3 North, Range 9 East, of the Willamette Meridian, Skamania County, Washington, otherwise known as Lots 1 and 2 in Block 6 of Manzanola Orchard Tracts, which lies within a strip of land 300 feet in width, the boundaries of said strip lying 212.5 feet distant northerly from and 87.5 feet distant southerly from and parallel to the survey line of the McNary-Ross transmission line as now located and staked on the ground over, across, upon, and/or adjacent to the above described property, said survey line being particularly described as follows:

Beginning at survey station 6959 + 53.0 a point on the east line of Section 10, Township 3 North, Range 9 East, Willamette Meridian, said point being N. 4° 08' 50" E. a distance of 941.8 feet from the quarter section corner on the east line of said Section 10; thence N. 83° 39' 00" W. a distance of 8937.4 feet to survey station 7048 + 90.4; thence N. 85° 25' 00" W. a distance of 1556.6 feet to survey station 7064 + 47.0 a point on the west line of Section 9, Township 3 North, Range 9 East, Willamette Meridian, said point being S. 2° 22' 30" W. a distance of 487.8 feet from the northwest corner of said Section 9.

Under the terms of this easement the right to cut danger trees is limited to a strip of land 50 feet in width on each side of and beyond the outside limits of the right-of-way on Tract Mc-R-96 and a strip of land 50 feet in width on southerly side of and beyond the outside limits of the right-of-way on Tract Mc-R-99.

together with the right to clear said parcel of land and keep the same clear of all brush, timber, structures, and fire hazards, provided however, the words "fire hazards" shall not be interpreted to include growing crops; and also the present and future right to top, limb, fell, and remove all growing trees, dead trees or snags (collectively called "danger trees") located on Grantor's land adjacent to said parcel of land, which could fall upon or against said transmission and signal line facilities.

TO HAVE AND TO HOLD said easement and rights unto the UNITED STATES OF AMERICA and its assigns, forever.

The Grantor covenants to and with the UNITED STATES OF AMERICA and its assigns that the title to all brush and timber cut and removed from said parcel of land and also all growing trees, dead trees or snags (collectively called "danger trees") cut and removed from Grantor's land adjacent to said parcel of land, is and shall be vested in the UNITED STATES OF AMERICA and its assigns and that the consideration paid for conveying said easement and rights herein described is accepted as full compensation for all damages incidental to the exercise of any of said rights.

The Grantor also covenants to and with the UNITED STATES OF AMERICA, that Grantor is lawfully seized and possessed of the lands aforesaid; has a good and lawful right and power to sell and convey same; that same are free and clear of encumbrances, except as above indicated; and that Grantor will forever warrant and defend the title to said easement and the quiet possession thereof against the lawful claims and demands of all persons whomsoever.

Dated this 17 day of August, 1953

Richard W. O'Neal

Richard W. O'Neal

Evelyn C. O'Neal

Evelyn C. O'Neal

STATE OF Washington)
) ss:
COUNTY OF Skamania)

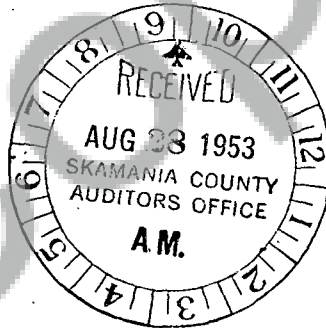
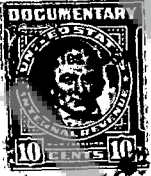
On the 17 day of Aug, 1953, personally came before me, a notary public in and for said County and State, the within-named Richard W. O'Neal and Evelyn C. O'Neal

to me personally known to be the identical persons described in and who executed the within and foregoing instrument and acknowledged to me that they executed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal the day and year last above written.



W. H. McManis
Notary Public in and for the
State of Washington
Residing at Stevenson
My commission expires: 12-12-56



STATE OF Washington)
) ss:
COUNTY OF Skamania)

I CERTIFY that the within instrument was received for the record on the 28 day of August, 1953 at 9-20 A.M., and recorded in book 37 on page 147, records of Bel's of said County.

Witness my hand and seal of County affixed.

By John C. W. Dackter
Deputy.

After recording, please return to:

TITLE SECTION, BRANCH OF LAND
BONNEVILLE POWER ADMINISTRATION
P.O. BOX No. 3537
PORTLAND 8, OREGON

TTH:js