

45714



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Tract No. BC-R-2 and BC-R-4

TRANSMISSION LINE EASEMENT

The GRANTOR, herein so styled whether one or more, LOUIS A. BERGE and BERNICE M. BERGE husband and wife at the time of acquiring title and ever since,

for and in consideration of the sum of ONE THOUSAND ONE HUNDRED TWENTY-FIVE - - - - -

- - - - - Dollars (\$1,125.00),

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:

BC-R-2

That portion of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 23, Township 3 North, Range 8 East of the Willamette Meridian, Skamania County, Washington, described as: Beginning at a point on the south line of Section 23, Township 3 North, Range 8 East, Willamette Meridian, said point being N. 88° 46' 40" W. a distance of 659.6 feet from the quarter section corner on the south line of said Section 23; thence N. 88° 46' 40" W. a distance of 423.1 feet; thence N. 61° 00' 00" E. a distance of 476.0 feet; thence N. 52° 08' 10" E. a distance of 847.2 feet, more or less, to the east line of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 23; thence S. 0° 11' 50" W. along the east line of said SE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 23 a distance of 222.2 feet; thence S. 52° 08' 10" W. a distance of 711.5 feet; thence S. 44° 42' 20" W. a distance of 142.0 feet, more or less, to the point of beginning.

BC-R-4

That portion of the NE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 23, Township 3 North, Range 8 East of the Willamette Meridian, Skamania County, Washington, which lies within a strip of land 150 feet in width, the boundaries of said strip lying 75 feet distant from, on each side of, and parallel to the survey line of the Wind River Relocation of the Bonneville-Coulee No. 1 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 618 + 35.5 a point on the North-South quarter section line of Section 23, Township 3 North, Range 8 East, Willamette Meridian, said point being N. 0° 11' 50" E. a distance of 662.8 feet from the quarter section corner on the south line of said Section 23; thence N. 52° 08' 10" E. a distance of 3489.5 feet to survey station 653 + 25.0 a point on the east line of said Section 23, said point being N. 7° 05' 00" W. a distance of 274.9 feet from the quarter section corner on the east line of said Section 23.

Under the terms of this easement the right to cut danger trees on Tract BC-R-4 is limited to a strip of land 75 feet in width on each side of and beyond the outside limits of the right-of-way.



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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 2nd day of July, 1953.

Louis A. Berge

Louis A. Berge
Bernice M. Berge

Bernice M. Berge



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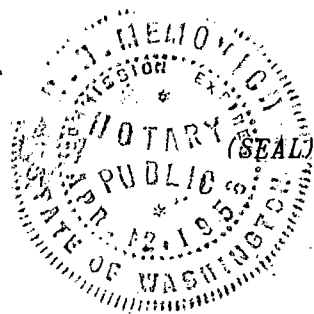
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(Standard form of acknowledgment approved for use with all conveyances in Washington and Oregon)

STATE OF Washington
COUNTY OF Kanawha ss:

On the 2nd day of July, 1953 personally came before me, a notary public in and for said County and State, the within-named Louis A. Berge and Bernice M. Berge, husband and wife, 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.



R.H. Mennovich
Notary Public in and for the
State of Washington
Residing at Stevenson
My commission expires: 4-12-56

Unofficial Copy

STATE OF)
COUNTY OF) ss:
)

I CERTIFY that the within instrument was received for the record on the _____ day of _____, 19____, at _____ M., and recorded in book _____ on page _____, records of _____ of said County.

Witness my hand and seal of County affixed.

By _____ Deputy.

After recording, please return to:

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