

58583

BARGAIN AND SALE DEED.

KNOW ALL MEN BY THESE PRESENTS, That Donald Kay David, a single man, being over the age of twenty-one (21) years, and Erma Jane Schneider, formerly Erma Jane David, being over the age of twenty-one (21) years, both of whom were and are the sole surviving lineal descendants of Kenneth L. David, who died on October 16, 1946, at Portland, Oregon, and George A. Schneider, husband of Erma Jane Schneider, grantors, in consideration of Ten (\$10.00) and 00/100 Dollars and other valuable considerations to them paid by Beulah L. David, unmarried widow of said Kenneth L. David, grantee, do hereby grant, bargain, sell and convey unto the said grantee, her heirs and assigns all the following real property, together with the tenements, hereditaments and appurtenances situated in the County of Skamania and State of Washington, bounded and described as follows, to-wit:

Lots 56, 57, 58, 59 and 60 of WASHOUGAL RIVERSIDE TRACTS according to the official plat thereof on file and of record in the office of the auditor of Skamania County, Washington;

Portions of lots 1, 2, 3, 4, and 5 of WASHOUGAL RIVERSIDE TRACTS according to the official plat thereof on file and of record in the office of the Auditor of Skamania County, Washington, described as follows: Beginning at a point on the south line of said lot 5 east 350 feet from the southwest corner of Section 32, township 2 North, Range 5 E. W.M.; thence north at a right angle 50 feet; thence north $89^{\circ} 20'$ west parallel to the south line of said Section 32 a distance of 200 feet; thence north 75 feet; thence west parallel to the south lines of Sections 32 and 31, township 2 North, Range 5 E. W.M., to a point on the west line of the said lot 1; thence south along the west line of said lot 1 a distance of 125 feet to the southwest corner of said lot 1; thence east along the south lines of lots 1, 2, 3, 4 and 5 aforesaid 525 feet to the point of beginning;

A tract of land in Sections 5 and 6, Township 1 North, Range 5 E. W.M., described as follows: Beginning at the northeast corner of the said Section 6; thence south along the east line of the said Section 6 a distance of 184.65 feet; thence north $89^{\circ} 47'$ west following the south line of a dedicated road shown on the plat aforesaid to intersection with the easterly line of a tract of land conveyed to I. P. Irons by deed dated June 2, 1925, and recorded at page 299 of Book U of Deeds, Records of Skamania County, Washington; thence in a southeasterly direction following the easterly line of said tract conveyed to I. P. Irons to the center of the channel of the Washougal River; thence following the center of the Washougal River easterly to a point due south of a point on the north line of the said Section 5 distant 150 feet from the northwest corner of the said Section 5; thence north to a point 50 feet south of the north line of the said Section 5; thence east parallel to the north line of the said Section 5 a distance of 200 feet; thence north 50 feet to the north line of the said Section 5; thence north $89^{\circ} 20'$ west along the north line of the said Section 5 a distance of 350 feet to the point of beginning.

TO HAVE AND TO HOLD the above described and granted premises unto the said grantee, her heirs and assigns forever.

Witness their hands and seals this 21st day of June, 1961.

Donald Kay David (SEAL)
Donald Kay David.

Erma Jane Schneider (SEAL)
Erma Jane Schneider.

George A. Schneider (SEAL)
George A. Schneider.

No. 115

TRANSACTION EXCISE TAX

JUN 27 1961

Amount Paid None

Michael J. Donnell
Skamania County Treasurer

By

STATE OF OREGON,)
COUNTY OF MULTNOMAH.) SS.

On this 21st day of June, 1961, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named Donald Kay David, a single man, and Erma Jane Schneider and George A. Schneider, wife and husband, who are known to me to be the identical individuals described in and who executed the within instrument and acknowledged to me that they executed the same freely and voluntarily.

IN TESTIMONY WHEREOF I have hereunto set my hand and affixed my official seal the day and year last above written.



Michael J. Donnell
NOTARY PUBLIC FOR OREGON

MY COMMISSION EXPIRES: July 21, 1962