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BOOK

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Bonneville Dam  
Tract WS-164E

## EASEMENT DEED

FOR AND IN CONSIDERATION of the sum of FIFTY and NO/100 DOLLARS (\$50.00) in hand paid, receipt of which is hereby acknowledged, we, ERWIN A. KEEHN and BERNICE A. KEEHN, husband and wife, have granted, bargained, and sold and by these presents do hereby grant, bargain, sell and convey unto the UNITED STATES OF AMERICA and its assigns, a perpetual easement and right of way, for the purposes hereinafter stated, in, upon, over and across all the following bounded and described real property situate in the County of Skamania in the State of Washington, to-wit:

TRACT WS-164E

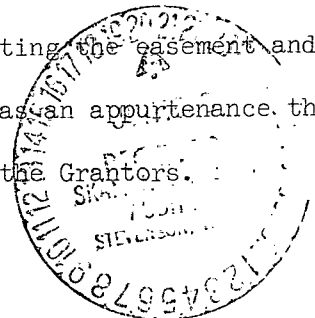
A parcel of land lying in the Henry Shepard Donation Land Claim No. 43 in Section 36, Township 3 North, Range 7 $\frac{1}{2}$  East of the Willamette Meridian in Skamania County, Washington, said parcel being more particularly described as follows:

Commencing at the intersection of the east line of the Henry Shepard Donation Land Claim No. 43 with the meander line of the Columbia River; thence S. 65° 30' W. 8.95 chains; thence west 9.205 chains to the southeast corner of the grantor's property; thence west 265.87 feet to the true point of beginning of this description thence N. 22° 51' E. 147.0 feet; thence N. 67° 09' W. 30 feet, more or less, to the south boundary of the right of way of the Spokane, Portland and Seattle Railway Company; thence southwesterly following the boundary of said right of way a distance of 125 feet; thence S. 19° 00' W. 70 feet, more or less, to the south boundary of the grantor's property; thence east 105 feet, more or less to the point of beginning.

The parcel of land above described contains 0.28 of an acre.

Said easement and right of way are for the following purposes, namely: A perpetual and assignable right to enter upon Tract WS-164E and to construct, reconstruct, maintain, repair, operate and patrol a bank protection project including all appurtenances thereto, together with any enlargement or reconstruction thereof, and to trim, cut, fell, and remove all such trees, brush, and other natural growth and obstructions as are necessary to provide adequate clearance and to eliminate interference with or hazards to the structures or utilities placed or constructed on, over, or under said right of way.

It is expressly understood and agreed that in granting the easement and right of way hereinbefore described, there is included as an appurtenance the right of access thereto over and across other lands of the Grantors.



The consideration above mentioned is hereby accepted as full compensation for all damages heretofore incurred, and incidental to the exercise of the rights above granted.

Subject only to the following rights outstanding in third parties, namely:

Existing easements for public roads and highways, public utilities, railroads and pipelines, and matters relating to water rights and mining rights, if any.

TO HAVE AND TO HOLD the said easement and right of way unto the UNITED STATES OF AMERICA and its assigns, forever. We covenant to and with the above named grantee and its assigns that we are lawfully seized and possessed of the land aforesaid; that the easement hereinabove described is free and clear of all encumbrances except as above noted, and that we will and our heirs, executors and administrators, shall warrant and forever defend the title thereto and possession thereof against the lawful claims and demands of all persons whomsoever.

Dated this 4<sup>th</sup> day of JUNE, 1963.

Erwin A. Keehn  
ERWIN A. KEEHN

Bernice A. Keehn  
BERNICE A. KEEHN

STATE OF WASHINGTON )  
COUNTY OF SKAMANIA )

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I,

a Notary Public in and for the said State, do hereby certify that on this

4 day of June, 1963, personally appeared before me ERWIN A. KEEHN and BERNICE A. KEEHN, husband and wife, to me known to be the individuals described in and who executed the within instrument, and acknowledged that they signed and sealed the same as their free and voluntary act and deed, for the uses and purposes herein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

J. P. Anderson  
Notary Public in and for the State of  
Washington,  
residing at Stevenson