

## BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That COLUMBIA RIVER PACKERS ASSOCIATION, INC., a corporation duly organized and existing under the laws of the State of Oregon, in consideration of Ten (\$10.00) and no/100 Dollars, and other good and valuable consideration, to it paid by BUMBLE BEE SEAFOODS, INC., grantee, has bargained and sold, and by these presents does grant, bargain, sell and convey unto the said grantee, its heirs and assigns, all the following real property with the tenements, hereditaments and appurtenances, situated in the County of Skamania, State of Washington, bounded and described as follows, to-wit:

All real property owned by grantor in said County and State, including specifically:

PARCEL NO. 1:

Lot number Seven (7) in Section Thirty (30), Township Two (2) North of Range Seven (7) East of the Willamette Meridian, containing fifty-four (54) acres, more or less;

Also the shore lands of the second class embraced within the following described premises to-wit: Commencing at a point on the West or lower end of Ives Island, said point being 4879.85 feet South and 529.75 feet East of the N.W. corner of Section Thirty (30), Township Two (2) North of Range Seven (7) East of the Willamette Meridian, and running thence North 38° East 507 feet; North 43° 30' East, 270 feet; North 71° 56' East 1280 feet, North 82° 06' East, 1010 feet; South 89° 20' East, 703 feet; South 76° 50' East 240 feet; South 70° 43' East 240 feet; South 20' East 170 feet; South 36° 50' West 350 feet; South 51° 35' West, 430 feet; South 56° 35' West, 613 feet; South 60° 50' West, 580 feet; South 71° 10' West, 766 feet; West 338.45 feet; North 69° East 1020 feet; North 58° 15' East 575 feet; North 48° 35' East 690 feet; North 29° 10' West, 230 feet; North 68° 10' West 430 feet; South 88° West, 1010 feet; South 68° West 1070 feet; South 23° 15' West, 185 feet; South 54° 30' West, 630 feet; South 15° 50' East, 130 feet; South 37° 15' East, 500 feet; West 15 feet; North 36° West 736.5 feet to place of beginning; containing 34.85 acres more or less according to the survey thereof as shown by the plat and field notes of said described land filed in the office of the Commissioner of Public Lands at Olympia, Washington, February 29, 1896, State Record of Tide Land Deeds, Vol. 7, page 200.

PARCEL NO. 2:

Lots One (1), Two (2), Three (3) and Four (4) of Section Nineteen (19) in Township One (1), North Range Five (5), East Willamette Meridian, together with all frontage, water, riparian, littoral rights, and all shore, fishing, seining, and fish-wheel rights and all other rights appertaining or belonging to said described premises and rights thereunder.

Excepting a strip of land used for road purposes, as shown by deed from Columbia River Packer's Association, Inc. to the State of Washington, dated June 30, 1925, recorded July 21, 1925 in Book "U" of deed records of Skamania County at page 354-6.

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

Done by order of the Board of Directors with the seal of said corporation this 19th day of February, 1964.

COLUMBIA RIVER PACKERS ASSOCIATION, INC.

By [Signature] President

By Allen Cellars Secretary

STATE OF OREGON )  
County of Clatsop ) ss.

On this 19th day of February, 1964, before me appeared T. F. Sandoz and Allen V. Cellars, both to me personally known, who being duly sworn, did say that he the said T. F. Sandoz is the President, and he the said Allen V. Cellars is the Secretary of Columbia River Packers Association, Inc., the within named corporation, and that the seal affixed to said instrument is the corporate seal of said corporation, and that the said instrument was signed and sealed in behalf of said corporation by authority of its board of directors, and T. F. Sandoz and Allen V. Cellars acknowledged said instrument to be the free act and deed of said corporation.

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

[Signature]  
Notary Public for Oregon

No. 479 My Commission Expires: May 1, 1967

**TRANSACTION EXCISE TAX**

JUL 2 1964

Amount Paid \$00  
Michael O'Donnell  
Skamania County Treasurer

By \_\_\_\_\_

