

72955

BOOK 42 PAGE 428

John Day Lock & Dam
Spring Creek Hatchery
Tract WS-117

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of SEVEN THOUSAND FIVE HUNDRED and NO/100 DOLLARS (\$7,500.00) in hand paid, receipt of which is hereby acknowledged, we, PHILLIP A. LARSEN, a single man, and PAULINE M. LEA and HOWARD W. LEA, wife and husband, 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, all the following bounded and described real property situate in the County of Skamania in the State of Washington, to-wit:

TRACT WS-117

A parcel of land situated in the southeast quarter of Section 21, Township 3 North, Range 10 East of the Willamette Meridian, Skamania County, Washington, said parcel being described as follows:

All that portion of Government Lots 1 and 2 of Section 21, Township 3 North, Range 10 East, Willamette Meridian, lying southerly of the right of way acquired by the Spokane, Portland and Seattle Railway Company, EXCEPT the west 1156 feet of the said Government Lot 1.

The land above described contains 11.30 acres, more or less.

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

Reservations contained in patents from the United States of America, and

Existing easements for public roads and highways and public utilities, railroads and pipelines, if any.

together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

TO HAVE AND TO HOLD the above described and granted premises 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 above granted premises in fee; have a good and lawful right and power to sell and convey the same; that the same are 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 above granted premises, and every part and parcel thereof, against the lawful claims and demands of all persons whomsoever.

AND FURTHER, for the consideration aforesaid, we the grantors above named hereby convey and quitclaim unto the said UNITED STATES OF AMERICA and its assigns, all right, title and interest which we may have in and to the banks, beds and waters of any streams opposite to or fronting upon the lands above described and in any alleys, roads, streets, ways, strips, acres or railroad rights of way abutting or adjoining said land and in any means of ingress or egress appurtenant thereto.

The true and actual consideration for this transfer is \$7,500.00.

The foregoing recital of consideration is true as I verily believe.

WITNESS our hands and seals this 17th day of September, 1970.



Phillip A. Larsen
PHILLIP A. LARSEN

Pauline M. Lea
PAULINE M. LEA

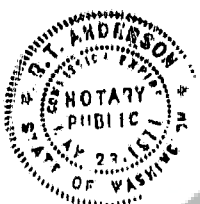
Howard W. Lea
HOWARD W. LEA

STATE OF WASHINGTON }
COUNTY OF ~~SPRING~~ ^{Klickitat} } ss

On the 17th day of November, 1970, personally came before me, as Notary Public in and for said County and State, the within named PHILLIP A. LARSEN, a single man, and PAULINE M. LEA and HOWARD W. LEA, wife and husband, 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.

(Seal)



R. J. Anderson
Notary Public in and for the
State of Washington

Residing at Bingen

My Commission Expires 5/23/71

