

KNOW ALL MEN BY THESE PRESENTS, That Vernon A. Good, hereinafter called the grantor, in consideration of TEN DOLLARS, and other good & valuable consideration, to grantor paid by

J. H. Baxter & Co., hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereto belonging or appertaining, situated in the County of SKAMANIA and State of OREGON, described as follows, to-wit:

A tract of land located in Sec. 15, Township 3 North, Range 9E, being portions of Manzanola Orchard Tracts, according to the office plat thereof on file and of record in the Auditor's office of Skamania County, Washington, and more particularly described as follows:

S $\frac{1}{2}$ Lots 1 and 2, all of Lots 3 and 4 of Block 14; S $\frac{1}{2}$ Lot 2, and all Lot 3 of Block 15; S $\frac{1}{2}$ Lot 1, all Lot 2, and W $\frac{1}{2}$ of N $\frac{1}{2}$ of N $\frac{1}{2}$ of Lot 3 of Block 17.

Also a tract of land located in Lots 1 and 2 of Block Sixteen, beginning at a point on the west line of said Lot 2 north 200 feet from the southwest corner thereof; thence south 200 feet to the southwest corner of Lot 2; thence along the south line of Lot 2 east 255 feet, more or less to a point 405 feet west of the southeast corner of Lot 2; thence north 100 feet; thence in a northeasterly direction to a point 312 feet north of the southeast corner of Lot 2; thence east 245 feet, more or less, to the westerly line of the Jessup Road; thence north 30 feet; thence west 245 feet, more or less to a point on the east line of Lot 2; thence in a southwesterly direction parallel to, and 30 feet distant from, the fourth course above described to a point due east of the point of beginning; thence west to the point of beginning.

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor's lawfully seized in fee simple of the above granted premises, free from all encumbrances with no exceptions.

and that grantor will warrant and forever defend the above granted premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever.

TRANSACTION EXCISE TAX

1973 JAN 6 1971

Amount Paid \$2.00

By Skamania County Treasurer

By Vernon A. Good

Witnessing this deed and where the context so requires, the singular includes the plural, and the plural includes the singular, and the words "heirs, successors and assigns" shall be construed to include the heirs, successors and assigns of the grantor's hand this 11th day of January, 1971.

STATE OF OREGON, County of Skamania ss.
Personally appeared the above named

and acknowledged the foregoing instrument to be his voluntary act and deed.

(OFFICIAL SEAL)

Before me, Notary Public for Oregon, My commission expires 12, 1971

NOTE—The sentence between the symbols (i), if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED

Vernon A. Good

TO

J. H. Baxter & Co.

(DON'T USE THIS SPACE; RESERVED FOR RECORDING LABEL IN COUNTY WHERE USED)

AFTER RECORDING RETURN TO
United States National Bank
Escrow-Collodion Department
Post Office Box 4412
Portland, Oregon 97208

STATE OF OREGON,

County of Skamania ss.

I certify that the within instrument was received for record on the 6 day of Jan., 1971, at 11 o'clock A.M., and recorded in book 62 on page 489. Record of Deeds of said County.

Witness my hand and seal of County affixed,

By E. Richardson Deputy

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