

74240



ENTERED
INDEXED: DIR.
INDIRECT:
RECORDED:
COMPARED
MAILED

THIS SPACE RESERVED FOR RECORDER'S USE:
COUNTY OF SKAMANIA

I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT OF WRITING, FILED BY R. F. Kaleshnik ON Dec 7 1971 AT 5:55 A.M. DEC 7 1971 AS RECORDED IN BOOK 63 AT PAGE 566 OF THE RECORDS OF SKAMANIA COUNTY, WASH.

E. McFarland
COUNTY CLERK

Filed for Record at Request of

Name.....
Address.....
City and S.....

John C. Taylor
DEC 7 1971



Statutory Warranty Deed 74240

Form 487-C-Rev.
467-C-Rev.

(CORPORATE FORM)

THE GRANTOR JOHN C. TAYLOR LUMBER SALES, INC., a corporation,

for and in consideration of Ten Dollars and other Valuable Considerations

in hand paid, conveys and warrants to RAY F. KALESHNIK and ANN M. KALESHNIK, husband and wife,

the following described real estate, situated in the County of Skamania, State of Washington:

The East Half of the Southwest Quarter of the Northeast Quarter (E $\frac{1}{2}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$) of Section 25, Township 2 North, Range 5 E. W. M.;

SUBJECT TO (a) An easement for a logging road granted to Crown Zellerbach Corporation; (b) The right of Western Light and Power Company to remove an 18 inch steel water pipeline at any time prior to December 31, 1974; and (c) Easements and rights of way for public roads;

AND RESERVING to the grantor, its successors and assigns, the right to remove merchantable timber on said premises in accordance with the terms and conditions of a real estate contract dated March 1, 1970, in fulfillment of which this conveyance is made.

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated March 1, 1970, and conditioned for the conveyance of the above described property, and the covenants of warranty herein contained shall not apply to any title, interest or encumbrance arising by, through or under the purchasers in said contract, and shall not apply to any taxes, assessments or other charges levied, assessed or becoming due subsequent to the date of said contract.

IN WITNESS WHEREOF, said corporation has caused this instrument to be executed by its proper officers and its corporate seal to be hereunto affixed this 6th day of December, 1971.

JOHN C. TAYLOR LUMBER SALES, INC.



No. 1055
TRANSACTION EXCISE TAX

By Philip E. Love President,
By Wayne Le Roy Secretary,

OREGON
County of Skamania
Skamania County Treasurer

On this 6th day of December, 1971, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared

PHILIP E. LOVE President and
WAYNE LE ROY Secretary, respectively, of
JOHN C. TAYLOR LUMBER SALES, INC.

the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that they authorized to execute the said instrument and that the seal affixed is the corporate seal of said corporation.

Witness my hand and official seal hereto affixed the day and year first above written.

John C. Taylor
Notary Public in and for the State of Washington, Oregon,
residing at 7535 SW Greenwood Dr., Portland, Ore.