

WARRANTY DEED

THE GRANTORS, JACK M. SCHMIDT and GLADYS R. SCHMIDT, husband and wife, for and in consideration of Ten Dollars and other Valuable Considerations in hand paid, convey and warrant to LYLE E. CORNWALL and WILMA J. CORNWALL, husband and wife, the following described real estate, situated in the County of Skamania, State of Washington:

A tract of land in Section 1, Township 2 North, Range 7 E. W. M., described as follows: Beginning at the southeast corner of Block Eight of the Town of Stevenson according to the official plat thereof on file and of record in the office of the Auditor of Skamania County, Washington, thence south $55^{\circ} 30'$ west 266.5 feet; thence north 25° west 228.5 feet to the south line of the J. P. Gillette Tract as more particularly described in deed dated January 19, 1899, and recorded at page 331 of Book F of Deeds, Records of Skamania County, Washington; thence east 14.5 feet; thence north 30 feet to the initial point of the tract hereby described; thence north to the south line of the public street known and designated as Vancouver Avenue; thence in a southwesterly direction following the southerly line of Vancouver Avenue to intersection with the west line of the Henry Shepard D. L. C.; thence south along the west line of said Shepard D. L. C. to a point due west of the initial point; thence east 80 feet, more or less, to the initial point; EXCEPT the west 3 feet thereof; and

Beginning at a point north $34^{\circ} 30'$ west 149.2 feet from the southwest corner of Block 8 of the Town of Stevenson according to the official plat thereof on file and of record in the office of the Auditor of Skamania County, Washington; thence north $55^{\circ} 30'$ east 6.5 feet; thence north $34^{\circ} 30'$ east 75.0 feet; thence south $55^{\circ} 30'$ west 80.85 feet; thence north $89^{\circ} 15'$ west 43.81 feet to the initial point of described tract; thence north $89^{\circ} 15'$ west 61.45 feet to the west line of the Shepard D. L. C.; thence south along said D. L. C. line 20.25 feet; thence north $72^{\circ} 22' 48''$ east 64.25 feet to the initial point; EXCEPT the west 3 feet thereof. RESERVING to grantors, their heirs and assigns an easement and right of way for existing sewer line.

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated July 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.

Real Estate Sales Tax was paid on this sale on July 8, 1970, Receipt No. 191.

DATED this 18th day of January , 1973.

1761

No. _____
TRANSACTION EXCISE TAX

JAN 24 1973

Amount Paid \$12.00

Mildred M. Cornwall

Skamania County Treasurer

By _____



(SEAL)

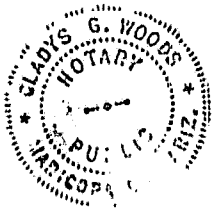
(SEAL)

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STATE OF *Arizona* }
County of *Maricopa* } ss.

On this day personally appeared before me JACK H. SCHMIDT and GLADYS R. SCHMIDT, husband and wife, to me known to be the individuals described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this *18th* day of *January*, 1973.



Gladys R. Woods
Notary Public in and for the State of Arizona
residing at *Scottsdale* My Commission Expires Oct. 24, 1974
My Commission Expires: _____

