

STATUTORY WARRANTY DEED

THE GRANTORS, GARY R. HEGEWALD and JUDITH A. HEGEWALD, husband and wife, for and in consideration of One Thousand, Five Hundred and no/100 Dollars (\$1,500.00), in hand paid, convey and warrant to RAYMOND R. AMSTADT and KAREN L. AMSTADT, husband and wife, the following described real estate, situated in the County of Skamania, State of Washington:

The S $\frac{1}{4}$ E $\frac{1}{4}$ SW $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 26, Township 3 North, Range 7 E.W.M., more particularly described as follows: Beginning at the south one-quarter corner of Section 26, T3N, R 7 E.W.M.; thence east 331.7 feet to the initial point of beginning; thence north 330 feet; thence east 331.7 feet; thence south 330 feet; thence west 331.7 feet to the initial point of beginning.

SUBJECT to the rights of the Bonneville Power Administration's option for a power line over and across 150 ft., more or less, of the above-described property, as more particularly described in that certain document entitled "Option for Electric Transmission Line Easement, Tract No. Ha-O-675" given to the U.S. of America, Dept. of Interior, BPA, on August 11, 1970, by the grantors herein, said document of record under auditor's file No. 7255, recorded on September 16, 1970, in Book 62, at Pg. 122, Deed Records of Skamania County, Washington

This deed is given in fulfillment of that certain real estate contract between the parties, dated September 14, 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 September 16, 1970, Rec. No. 300.

DATED this 9th day of March, 1974.

Gary Hegewald (Seal)
Judith A. Hegewald (Seal)

STATE OF WASHINGTON }
 County of Skamania } ss.

On this day personally appeared before me GARY R. HEGEWALD and JUDITH A. HEGEWALD, 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.

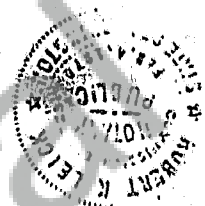
GIVEN under my hand and official seal this 25th day of March, 1974.

Robert K. Leach
Notary Public in and for the State of Washington, residing at Stevenson

No. 2426
TRANSACTION EXCISE TAX

APR 2 1974

Amount Paid EX 11-309
William C. Leach
Shamania County Treasurer
By *Robert K. Leach*



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