

DEED IN FULFILLMENT OF CONTRACT

THE GRANTOR, KATHRYN F. VARNEY, a widow, for and in consideration of \$10.00 and other valuable consideration in hand paid, conveys and warrants to FRANK D. HATCH and MINA E. HATCH, husband and wife, the following described real estate, situated in the County of SKAMANIA, State of Washington, to-wit:

A parcel of land in the Northwest quarter of the Northwest quarter of Section Thirty-four (34), Township Two (2) North, Range Five (5) East of the Willamette Meridian, described as follows: BEGINNING at the Southeast corner of said Northwest quarter of the Northwest quarter of Section 34; thence North 0°40'49" West along the East line of said Northwest quarter of the Northwest quarter of Section 34, 516.10 feet; thence South 77°12'20" West along the North edge of a 60 foot wide driveway 304.12 feet to the true point of beginning; thence North 0°04'04" West 122.70 feet; thence North 24°44'50" West 24.39 feet; thence South 75°49'03" West 534.02 feet to the East edge of a 30 foot wide driveway; thence South 08°31'03" East along the East edge of said 30 foot wide driveway 114.76 feet; thence South 60°00'58" East 26.17 feet to the North edge of said 60 foot wide driveway; thence North 77°12'20" East along the North edge of said 60 foot wide driveway to the true point of beginning.

TOGETHER WITH the right to use the 60' strip of land running along the South line of the aforesaid property in an Easterly direction to the State Highway, the Grantors hereby reserving the right to dedicate and establish said strip of land as a public road, and TOGETHER WITH an easement to maintain a water pipeline the present location of the same running from the tract herein conveyed in a Northwesterly direction across the Northwest quarter of the Northwest quarter of Section 34 and the West half of the Southwest quarter of Section 27, to the spring located in the Southeast quarter of the Southeast quarter of Section 28, Township 2 North, Range 5 East of the Willamette Meridian, including the right to enter upon said property at reasonable times for the necessary inspection and maintenance of said spring and water pipeline.

This Deed is given in fulfillment of that certain real estate contract between Harry Varney and Kathryn F. Varney, husband and wife, (Harry Varney now being deceased), as sellers and Alton C. Hilley and Lilly Mae Hilley, husband and wife as purchasers (their interest being thereafter assigned by Purchaser's Assignment of Contract and Deed dated November 10, 1972, to Frank D. Hatch and Mina E. Hatch, husband and wife) said contract being dated May, 1972, 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 purchaser 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 Excise Tax was paid on this sale or stamped exempt on _____, Receipt No. 1347.

DATED this 2nd day of FEBRUARY, 1974.

Kathryn F. Varney

STATE OF WASHINGTON)
COUNTY OF CLALLAM) ss

On this day personally appeared before me KATHRYN F. VARNEY, a widow, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 2nd day of February, 1974.

[Signature]
Notary Public in and for the State of Washington, residing at [Address]

No. 2575
TRANSACTION EXCISE TAX
MAY 3 1974
Amount Paid \$1347
Kathryn F. Varney
Shawano County Treasurer
By [Signature] dep

