



A TRICOR COMPANY

Filed for Record at Request of

TO
 PERSON, HOUSE & ESTATE
 ATTORNEYS AT LAW - P.O. BOX 39
 TACOMA, WASHINGTON 98003

BOOK 67 PAGE 880
 REVENUE STAMPS

THIS SPACE RESERVED FOR RECORDER'S USE
 STATE OF WASHINGTON
 COUNTY OF SKANANIA

I HEREBY CERTIFY THAT THE FOLLOWING
 INSTRUMENT OF WRITING, FILED BY
Therese K. Dodson
 OF Box 57 Benton WA
 AT 10⁰⁰ A. Nov 15 1974
 WAS RECORDED IN BOOK 67
 OF Deed AT PAGE 880
 RECORDS OF SKANANIA COUNTY, WASH.
E. Mayfield
 COUNTY AUDITOR

REGISTERED	<u>E</u>
INDEXED: DR.	<u>E</u>
INDEXED: F	<u>E</u>
RECORDED	
COMPALED	
MAILED	

Quit Claim Deed 78444

FORM L 56 R

THE GRANTOR ROGER R. RICHERT, in his capacity as Executor of the Estate of Mary Anne Richert, deceased,

for and in consideration of ** Partial distribution of estate **
 convey and quit claim to ROGER R. RICHERT, as his separate estate,
 the following described real estate, situated in the County of SKANANIA
 State of Washington including any interest therein which grantor may hereafter acquire:

COLUMBIA RIVER PALMACHES - 1422 Acres
 - Legal Description -

The following described real property located in Skanania County, State of Washington to-wit:

PARCEL NO. 1

The Northwest Quarter (NW-1/4); the West Half of the Northeast Quarter (W-1/2 NE-1/4); and Government Lots 1, 2 and 3; all in Section 6, Township 1 North, Range 6 E. W. M.;

EXCEPT that portion thereof lying easterly of the following described line: Beginning at a point on the north line of the said Section 6 west 5 1/2 chains from the quarter post on the north line of said section; thence in a southeasterly direction keeping the center of the canyon to its mouth and continuing on the same course to the Cascade Road; thence following the Cascade Road westerly 12 rods and 15 links; thence in a direct line to the Columbia River taking a hollow ash stump in the line;

NOTE: (Hollow ash stump is missing)

AND EXCEPT the following described tract in Government Lots 2 and 3 of said Section 6; all that portion of the following described tract lying south of the center of Primary State Highway No. 8; Beginning at a point 1,320 feet east and 914 feet south of the quarter corner on the west line of said Section 6; thence north 54° 35' east 120.3 ft; thence north 71° 09' east 161.7 feet; thence north 52° 48' east 863.6 feet; thence east 155.6 feet; thence north 62° 05' east 227.8 feet; thence south 24° 45' east 228.3 feet; thence south 13° 40' east 435 feet to the meander line of the Columbia River; thence westerly along said meander line to a point south of the point of beginning; thence north 498 feet to the point of beginning;

AND EXCEPT right of way for Primary State Highway No. 8 and the right of way of the Spokane, Portland and Seattle Railway Company.

PARCEL NO. 2

The North Half of the Northeast Quarter (N-1/2 NE-1/4) of Section 1, Township 1 North, Range 5 E. W. M.;

The East Half of the Southeast Quarter (E-1/2 SE-1/4) of Section 36, Township 2 North, Range 5 E. W. M.;

The South Half of the Southwest Quarter (S-1/2 SW-1/4) of Section 28, Township 2 North, Range 6 E. W. M., EXCEPT that portion thereof lying easterly of the county road;

The Southeast Quarter of the Northwest Quarter (SE-1/4 NW-1/4); the North Half of the Northeast Quarter of the Southeast Quarter (N-1/2 NE-1/4 SE-1/4); the Southeast Quarter of the Southeast Quarter (SE-1/4 SE-1/4); the West Half of the Southeast Quarter (W-1/2 SE-1/4); and the East Half of the Southwest Quarter (E-1/2 SW-1/4); all in Section 29, Township 2 North, Range 6 E. W. M.;

The North Half of the Northeast Quarter (N-1/2 NE-1/4); the Southwest Quarter of the Northeast Quarter (SW-1/4 NE-1/4); the Northeast Quarter of the Northwest Quarter (NE-1/4 NW-1/4); the West Half of the Northwest Quarter (W-1/2 NW-1/4); and the Southwest Quarter (SW-1/4); all in Section 32, Township 2 North, Range 6 E. W. M.;

The Northwest Quarter of the Northwest Quarter (NW-1/4 NW-1/4) of Section 33, Township 2 North, Range 6 E. W. M.;

Quarter (SW-1/4 SE-1/4); the South Half of the Northeast Quarter of the Southwest Quarter (S-1/2 NE-1/4 SW-1/4); the Southeast Quarter of the Southwest Quarter (SE-1/4 SW-1/4); and the West Half of the Southwest Quarter (W-1/2 SW-1/4); all in Section 31, Township 2 North, Range 6 E.W.M.

EXCEPT the following described tract: Beginning at the southwest corner of the said Section 31; thence due east along the south boundary of said Section 31 a distance of 2,550 feet to the true point of beginning; thence due north a distance of 570 feet to a point; thence due east along a line parallel to the south boundary of the said Section 31 a distance of 1,370 feet to a point; thence due south a distance of 970 feet to a point on the south boundary of the said Section 31; thence due west along the said south boundary a distance of 1,370 feet to the true point of beginning; TOGETHER WITH AN easement for an access road thereto 20 feet wide;

AND EXCEPT the following described tract: Beginning at a point 660 feet south of the center of the said Section 31; this point being the southeast corner of a 20 acre tract; thence south 214 feet; thence north $31^{\circ}27'$ west 205.1 feet to the south line of the 20 acre tract; thence east 130 feet to the point of beginning, containing 32/100 acre, more or less; ALSO EXCEPT roadway conveyed to Cripe and Smith by agreement dated February 8, 1911, recorded at page 204 of Book 2 of Agreements & Leases, Records of Skamania County, Washington.

EXCEPTIONS:

- 1) Lien of real estate excise tax upon any sale of said premises, if unpaid.
- 2) The encroachment on Parcel No. 1 of the real estate under search of a tract of land conveyed to the heirs and successors in interest of Pluma H. Machey, deceased, by deed dated September 10, 1925, and recorded December 2, 1926, at page 131 of Book V of Deeds, Records of Skamania County, Washington, described as follows:

"Commencing at the stone in the Cascades County Road mentioned in the said deed recorded at page 536 of Book D, Records of Skamania County, Washington, which said stone is situated 112.2 feet south and 2839 feet east of the quarter corner on the west line of Section 6, Township 1 North, Range 6 E. W. M.; thence south 15° east 3 chains 50 links; thence south 31° W 3 chains 50 links; thence south 72° W 3 chains 17-1/2 links; thence north 15° west 3 chains 50 links; thence north 72° east 3 chains 17-1/2 links; thence north 31° east 3 chains 50 links to the starting point, containing 2 acres and 25 square links."
- 3) The line described in the first exception to Parcel No. 1 of the real estate under search is indefinite in its location, and a boundary agreement should be entered into with the successors in interest of Paul J. Vial and Florence M. Vial, both deceased, defining the easterly boundary of said Parcel No. 1. The company, furthermore, will not insure against questions of area or boundary requiring survey for determination.
- 4) The encroachment, if any, on Parcel No. 1 of the real estate under search of a tract of land 2 acres in area conveyed by Paul J. Vial and Florence M. Vial, husband and wife, to the State of Washington for highway stock in purposes by deed dated August 5, 1952, and recorded September 16, 1951, at page 427 of Book 35 of Deeds, Records of Skamania County, Washington.

Unofficial Copy

BOOK 67 PAGE 372



No. 2951
TRANSACTION EXCISE TAX
NOV 16 1974
Amount paid \$
Skiatania County Treasurer

Dated this 28th day of September, 1974 By

[Signature]

(SEAL)

(SEAL)

STATE OF WASHINGTON, } ss.
County of King }

On this day personally appeared before me **ROGER R. RICHERT**
to be known to be the individual described in and who executed the within and foregoing instrument, and
acknowledged that he signed the same as his free and voluntary act and deed, for the
uses and purposes therein mentioned.

GIVEN under my hand and official seal this 28th day of September, 1974

Wynne L. Del...
Notary Public in and for the State of Washington,
residing at Renton

