

82028

Bonneville Lock and Dam
Project Second Powerhouse

Tract No. 2509

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TWENTY SEVEN THOUSAND SEVEN HUNDRED

FIFTY AND NO/100

DOLLARS

(\$27,750.00) in hand paid, receipt of which is hereby acknowledged

We, Dean R. Bauguess and Ruth R. Bauguess, husband and wife, and Mabel M. Cole, a widow,

have ~~hereby~~ granted, bargained, and sold and by these presents do ~~hereby~~ hereby grant, bargain, sell and convey unto the UNITED STATES OF AMERICA and its assigns all the bounded and described real property situate in the County of Skamania in the State of Washington as shown on Schedule "A" attached hereto and made part hereof.

Subject only to rights outstanding in third parties and reservations, as shown on Schedule "B" attached hereto and made part hereof together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

TO HAVE AND TO HOLD the above described and granted premises unto the UNITED STATES OF AMERICA and its assigns, forever. We covenant to and with the above named grantee and its assigns that we are lawfully seized and possessed of the above granted premises in fee; have a good and lawful right and power to sell and convey the same; that the same are free and clear of all encumbrances except as above noted, and that we will and our heirs, executors and administrators, shall warrant and forever defend the above granted premises, and every part and parcel thereof, against the lawful claims and demands of all persons whomsoever.

AND FURTHER, for the consideration aforesaid, we, the grantor(s) above named hereby convey (s) and quitclaim unto the said UNITED STATES OF AMERICA and its assigns, all right, title and interest which we may have in and to the banks, beds and waters of any streams opposite to or fronting upon the lands above described and in any alleys, roads, streets, ways, strips, gores or railroad rights-of-way abutting or adjoining said land and in any means of ingress or egress appurtenant thereto.

The true and actual consideration for this transfer is \$27,750.00.

The foregoing recital of consideration is true as I verily believe.

3977

No. _____
TRANSACTION EXCISE TAXWITNESS our hands and seals this 20th day of April, 1976.

APR 22 1976

Amount Paid _____
Parties _____
Skamania County Treasurer
By _____

Dean R. Bauguess
DEAN R. BAUGUESS
Ruth R. Bauguess
RUTH R. BAUGUESS
Mabel M. Cole
MABEL M. COLE

STATE OF WASHINGTON)
COUNTY OF *Frank*)

On the *2nd* day of *April*, 19 *76*, personally came before me, as Notary Public in and for said County and State, the within named Dean R. Bauguess and Ruth R. Bauguess, husband and wife, and Mabel M. Cole, a widow,

to me personally known to be the identical persons described in and who executed the within and foregoing instrument and acknowledged to me that they executed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal the day and year last above written.



[Signature]
Notary Public in and for the
State of Washington
My Commission Expires 7-19-78

SCHEDULE "A"

Tract 2509

A tract of land situated in Section 21, Township 2 North, Range 7 East of the Willamette Meridian, Skamania County, Washington, being more particularly described as follows:

Commencing at the Northeast corner of said Section 21; thence South 1257.00 feet; thence West 38.93 feet to the Southerly right-of-way line of the Evergreen Highway (State Highway No. 14); thence North 81°00'00" West along said right-of-way 250.00 feet to the point of beginning; thence continuing North 81°00'00" West along said right-of-way 33.00 feet; thence South 09°00'00" West 100.00 feet; thence South 81°00'00" East 33.00 feet; thence North 09°00'00" East 100.00 feet to the point of beginning, said tract being designated as the Easterly 33.00 feet of Lot 6 of Block 3 of the unrecorded plat of the Town of North Bonneville, Washington

Also including one-half of the adjacent streets and alleys

The tract of land herein described contains 0.12 of an acre,
more or less.

NAME AND ADDRESS OF PURPORTED
OWNER(S) FOR TRACT 2509,
BONNEVILLE LOCK AND DAM
(LAKE BONNEVILLE)

Dawn R. Baughman et al.



SCHEDULE "B"

Subject only to the following rights outstanding in third parties, namely:

Existing easements for public roads and highways, public utilities, railroads and pipelines, and

Reservations contained in patents from the United States of America.

Unofficial
Copy