

Project Bonneville Lock and Dam
Second Powerhouse

Tract No. 2606

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF FIFTY-EIGHT THOUSAND AND NO/100

DOLLARS

(\$58,000.00) in hand paid, receipt of which is hereby acknowledged

We, Eugene M. Rhode and Marian L. Rhode, husband and wife,

have ~~here~~ 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 ~~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 \$58,000.00.

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

4177

No. 4177
TRANSACTION EXCISE TAX

AUG 1 1976

Approved and Signed
By Eugene M. Rhode
Skamania County Trustee
By Marian L. Rhode

WITNESS our hands and seals this 18 day of Aug, 1976.

Eugene M. Rhode
EUGENE M. RHODE
Marian L. Rhode
MARIAN L. RHODE

STATE OF WASHINGTON }

COUNTY OF Clark }

On the 18th day of Aug, 19 76, personally came before me, as Notary Public in and for said County and State, the within named Eugene M. Rhode and Marian L. Rhode, husband and wife,

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.



Robert M. Schaefer
Notary Public in and for the
State of Washington

My Commission Expires Sept 77

18 December 1973

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SCHEDULE "A"

Tract 2606

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 So. right-of-way line of the Evergreen Highway (State Highway No. 14); thence North 81°00'00" West along said right-of-way 550.00 feet to the point of beginning; thence continuing North 81°00'00" West along said right-of-way 100.00 feet; thence South 09°00'00" West 100.00 feet; thence South 81°00'00" East 100.00 feet; thence North 09°00'00" East 100.00 feet to the point of beginning, said tract being designated as Lots 3 and 4 of Block 4 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 0.37 of an acre, more or less.

NAME AND ADDRESS OF PURPORTED
OWNER(S) FOR TRACT 2606,
BONNEVILLE LOCK AND DAM
(LAKE BONNEVILLE)

Eugene M. Rhode and
Marian L. Rhode



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.

Also, reserving to the Vendor, in possession of the property, in consideration of the protection and maintenance of the land, to which the Vendor hereby agrees, reserves the right to occupy until 2 February 1977 that portion of the lands herein described upon which said buildings and improvements are now situated. Such occupancy is subject to revocation by the District Engineer, Portland District, or his authorized representative, at anytime upon giving 90 days' notice in writing to the occupant if possession of the property is required by the United States prior to the expiration of the occupancy date above set forth. Vendor to discontinue any business activity on said property on the date of this deed. Retention of the business building is for storage purposes only.