

88595



THIS DOCUMENT WAS FORWARDED
PIONEER NATIONAL COUNTY
TITLE INSURANCE

ATOMIC COMPANY

Filed for Record at Request of

695-4495

AFTER RECORDING MAIL TO:

88595

SK 2000

BOOK 72 PAGE 274

REVENUE STAMPS

STATE OF WASHINGTON
COUNTY OF SKAMANIA

I HEREBY CERTIFY THAT THE WITHIN

INSTRUMENT OF WRITING, FILED BY

The Co. Title Co.

OF Stevenson, Wa

AT 2:00 P.M. FEB 16 1977

WAS RECORDED IN BOOK 72

OF DEEDS AT PAGE 274

RECORDS OF SKAMANIA COUNTY, WASH.

G.P. Madsen

COUNTY AUDITOR

E. Madsen

REGISTERED
INDEXED: DIR.
IN REPLY:
RECORDED:
COMPARED
MAILED

R 13 00

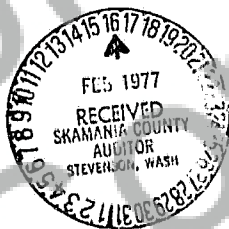
Statutory Warranty Deed

FORM 1.58

THE GRANTOR S, NICHOLAS M. SPIROPOLOS and BONITA E. SPIROPOLOS,
husband and wife

for and in consideration of \$10.00 and other good and sufficient consideration
in hand paid, conveys and warrants to ALVIN L. PRAUSE and THELMA E. PRAUSE, husband and
wife
the following described real estate, situated in the County of Skamania, State of
Washington

Real Estate listed on Exhibit "A" attached and by
reference made a part hereof.



4500

No. 4500
TRANSACTION EXCISE TAX

FEB 16 1977

Amount Paid 1.27

Skamania County Treasurer
By: Beverly J. Ballinger, Dep.

Dated this

29th

day of

January

1977

Nicholas M. Spiropoulos (SEAL)

Bonita E. Spiropoulos (SEAL)

STATE OF WASHINGTON, } ss.
County of Clark

On this day personally appeared before me Nicholas M. Spiropoulos & Bonita E. Spiropoulos,
husband and wife
to me known to be the individual(s) 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

29

day of

January



Notary Public in and for the State of Washington,
residing at

Lot 10 of PREACHERS' ROW LOTS according to the official plat thereof on file and of record at page 103 of Book A of Plats, Records of Skamania County, Washington; and

The Southwest quarter of the Northwest Quarter (SW 1/4 NW 1/4) of Section 33, Township 2 North, Range 5 E.W.M.; EXCEPT the South 208 feet thereof platted as Preachers' Row Lots according to the official plat thereof aforesaid; EXCEPT that portion thereof lying southerly of the county road known and designated as the Salmon Falls Road;

EXCEPT the West 409 feet of said Southwest Quarter of the Northwest Quarter (SW 1/4 NW 1/4) of said Section 33;

EXCEPT the East 470 feet of said Southwest Quarter of the Northwest Quarter (SW 1/4 NW 1/4) of said Section 33 and EXCEPT that portion of the remainder lying within the following described tract: Beginning at the Northeast corner of Lot 20 of Preachers' Row Lots according to the official plat thereof on file and of record at page 103 of Book A of Plats, Records of Skamania County, Washington; thence West 300 feet along the North line of the said plat to the Northwest corner of Lot 15; thence North 300 feet; thence East 150 feet; thence Southeasterly 275 feet, more or less, to a point 75 feet North of the point of beginning; thence South 75 feet to the point of beginning.

SUBJECT to 1976 Real Estate taxes;

SUBJECT to 1977 Real Estate taxes;

SUBJECT to an easement and right of way for a water pipeline and the right to take water from a certain spring granted to Fred Hornshuh and Beulah Hornshuh, husband and wife, and to Harold M. Elkins, Jr. and Lona Elkins, husband and wife, by deed dated January 13, 1962 and recorded June 4, 1964 at page 16 of Book 53 of Deeds, under Auditor's File No. 63355, Records of Skamania County, Washington.

SUBJECT to a non-exclusive roadway easement for access to and from said property 50 feet in width described as Lot 10, Preachers' Row Lots, according to the plat thereof recorded in Book A of Plats, page 103, records of said County, and beginning at the Northeast corner of said Lot 10; thence North 50 feet; thence West 91 feet to the East line of the tract hereinabove conveyed; thence South along said East line 50 feet to the North line of Lot 9 of said subdivision thence Easterly along the North line of said Lots 9 and 10, 71 feet to the Northeast corner of said Lot 10, as granted to California Evangelistic Association, Incorporated, by instrument dated February 20, 1976, and recorded February 26, 1976 in Book 70 of Deeds at page 542 under Auditor's File No. 81783, Records of Skamania County.

SUBJECT to easements and rights of way for County Road No. 1213 as designated as the Salmon Falls Road.