

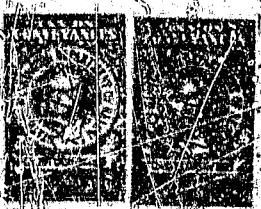
84288

BOOK 12 PAGE 177

Washington Life Insurance Co

A Division of Transamerica Corporation

Filed for Record at Request of



REGISTERED
INDEXED
INDIRECT
RECORDED
COUNTY CLERK
MAILED

THIS INSTRUMENT WAS RECORDED IN THE
COUNTY OF SKAMANIA, WASH.
I HEREBY CERTIFY THAT THE WITHIN
INSTRUMENT OF WRITING FILED BY
W. C. Smith
Skamania County Auditor
AT 12:20 P.M. 10-2-1976
WAS RECORDED IN BOOK 12
OF *Deed* AT PAGE 177
RECORDS OF SKAMANIA COUNTY, WASH.
W. C. Smith
COUNTY AUDITOR

Statutory Warranty Deed

84288

THE GRANTORS: DEAN R. BAUGUESS and RUTH R. BAUGUESS, husband and wife, and MABEL M. COLE, a widow,

for and in consideration of Ten Dollars and other Valuable Considerations

do hereby sell, convey and warrant to: EDWARD C. HEWITSON and JANE HEWITSON, his wife, and MELVIN W. EVANS and CHARLOTTE L. EVANS, his wife, the following described real estate, situated in the County of Skamania, State of Washington:

A tract of land located in Sections 16, 17, 20, and 21, Township 2 North, Range 7 E.W.M., in the B. B. Bishop D. L. C., and more particularly described in a real estate contract dated April 1, 1960, recorded at page 436 of Book 47 of Deeds, Records of Skamania County, Washington, and on schedule A attached hereto;

SUBJECT TO all easements and rights of way of record, including easements and rights of way for existing electric power transmission lines and public roads.

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated April 1st, 1960, 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 incumbrance 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 Sales Tax was paid on this sale on August 31, 1960, Rec. No. 3177.

Dated this 30th 4824 day of December, 1976.

TRANSACTION EXCISE TAX *Dean R. Bauguess*
JUN 21 1977
Amount Paid *Ruth R. Bauguess*
Mabel M. Cole
Skamania County Treasurer

STATE OF WASHINGTON }
County of Skamania }

On this day personally appeared before me DEAN R. BAUGUESS and RUTH R. BAUGUESS, husband and wife, and MABEL M. COLE, a widow, to be known to be the individuals described in and who executed the within and foregoing instrument, and they signed the same as their free and voluntary act and deed, for the purposes therein mentioned.

Under my hand and official seal this

30th day of December, 1976.

Robert J. Stevenson
Notary Public in and for the State of Washington
residing at Stevenson, Washington

SK-10498

SCHEDULE A

A tract of land located in Sections 16, 17, 20 and 21, Township 2 North, Range 1 E.W.M., more particularly described as follows:

Beginning at a point marking the intersection of the West line of the Bishop D.L.C. with the centerline of the county road known and described as Moffetts-Carpenter Road said point being South 1,795 feet from the Northwest corner of the said Bishop D. L. C; thence South following the West line of the Bishop D. L. C. to a point in the center of Greenleaf Slough which is North 1,718.53 feet from the intersection of the West line of the said Bishop D. L. C. with the Northerly right of way line of Primary State Highway No. 8; thence in accordance with the Bonneville survey made by the United States Corps of Engineers North 28°02' East 113.13 feet; thence North 63°02' East 450 feet; thence North 87°59' East 400 feet; thence South 52°01' East 448.58 feet to intersection with the Southerly right of way line of the tract acquired by the United States of America for the Bonneville Power Administration's electric power lines; thence North 32°27'30" East along said Southerly right of way line 1,372 feet, more or less, to intersection with the center line of the said Moffetts-Carpenter Road; thence following the centerline of said road Northwesterly, Westerly, and Southwesterly, to the point of beginning; EXCEPT the rights of the United States of America in the aforesaid tract acquired for the Bonneville Power Administration's electric power lines; and EXCEPT right of way for said Moffetts-Carpenter Road.

Statutory Warranty Deed dated December 30, 1976 by and between Dean R. Bauguess and Ruth R. Bauguess, husband and wife, and Mabel M. Cole, a widow, and Edward C. Hewitson and Jane Hewitson, his wife, and Melvin W. Evans and Charlotte L. Evans, his wife.

