

WARRANTY DEED

SK. 10431

2-5-34-00632
D.M. 100

THE GRANTORS, RICHARD F. WANTLAND and JOSEPHINE WANTLAND, husband and wife, for and in consideration of the sum of ONE HUNDRED AND NO/100 DOLLARS (\$100.00), and other good and valuable consideration, the receipt whereof is hereby acknowledged, do hereby convey and warrant unto W. JACK SPRINKEL and GEORGENE SPRINKEL, husband and wife, the Grantees, the following described real property situated in Skamania County, State of Washington, to-wit:

The Northeast quarter of the Northeast quarter; the Southwest quarter of the Northeast quarter; the Northwest quarter of the Southeast quarter; and the South half of the Southwest quarter, all in Section 34, Township 2 North, Range 5 East of the Willamette Meridian,

EXCEPT the West 75 feet of the South half of the Southwest quarter of said Section.

SUBJECT TO a perpetual easement retained by seller for ingress, egress and utility purposes over a strip of land 60 feet in width described as follows:

BEGINNING at the Southeast corner of the West 75 feet of the South half of the Southwest quarter of said section; thence East along the South line of said section 100 feet, more or less, to the Westerly line of the County road; thence Northerly along the Westerly line of said road to a point 60 feet North of the South line of said section; thence West parallel with and 60 feet North of the South line of said section 100 feet, more or less, to the East line of the West 75 feet of the South half of the Southwest quarter of said section as reserved above; thence South along said line to the point of beginning of said easement. The easement herein reserved shall be appurtenant to the West 75 feet of the South half of the Southwest quarter of said section as reserved above and to the approximately 10 acre tract of seller contiguous thereto located in Section 33 of said Township and Range.

TOGETHER WITH easement for access and utility purposes over the Southeast corner of the Northeast quarter of the Southwest quarter of said section as now appearing of record.

SUBJECT TO public roads, gas pipeline and electric transmission line easements as now appearing of record.

SUBJECT TO compensating tax or additional assessment of taxes based upon the current use designation of said property for tax purposes.

SUBJECT TO reservation of the occupancy of the residence on the property and the use of water thereon as provided in the Earnest Money Agreement between the parties as amended, which reservations expire one year after the date hereof.

IN WITNESS WHEREOF, the Grantors have executed this instrument this 25th day of January, 1978.

Richard F. Wantland
Richard F. Wantland

Josephine Wantland
Josephine Wantland

MILLER & LAHMANN
ATTORNEYS AT LAW
335 N.E. 5TH AVE.
CANAS, WASHINGTON 98607
AREA CODE 206—TELEPHONE 843-5552

STATE OF WASHINGTON)
) ss.
 County of Clark)

On this day personally appeared before me RICHARD F. WANTLAND and JOSEPHINE WANTLAND, to me known to be the individuals 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 12th day of January, 1978.

Richard F. Wantland
 Notary Public in and for the State
 of Washington, residing at Camas.



THIS IS A TRUE AND CORRECT COPY
 COUNTY OF SKAMAMIA

I HEREBY CERTIFY THAT THE VITALS
 INSTRUMENT OF WRITING FILED BY
Richard F. Wantland
 OF *Clark County*
 AT *12th* DAY OF *January* 19*78*
 WAS RECORDED IN BOOK *24*
 & INDEXED AT PAGE *3*
 OF *Clark County* RECORDS
 IN *Book 24*
 COUNTY CLERK

FILED	31
INDEXED	31
SERIALIZED	31
FILED	31
JAN 12 1978	
CLERK	