

86101

STATUTORY WARRANTY DEED

The grantors, ROYAL A. IVORY and CAROL JEAN IVORY, husband and wife, for and in consideration of fulfillment of a contract mentioned below by receipt of monies due and in hand paid, grant, convey and warrant to STEVEN R. ROSEN, a single man, the following described real estate, situated in the County of Skamania, State of Washington:

No. **5679**
TRANSACTION EXCISE TAX

APR 10 1978

Amount Paid **\$1643**

Skamania County Treasurer

By *Sewell, Halley & Co.*

The South Half of the South Half of the Northwest Quarter of the Northeast Quarter (S1/2 S1/2 NW1/4 NE1/4) and the North Half of the North Half of the Southwest Quarter of the Northeast Quarter (N1/2 N1/2 SW1/4 NE1/4) all in Section 28, Township 2 North, Range 6 E.W.M.

This deed is given in fulfillment of the real estate contract between the grantee herein and DEAN VOGT and LOIS VOGT, husband and wife dated July 3, 1972 and recorded under Skamania County Auditor's number 75470, Book 64, page 634 records of said county, the sellers' interest in which has heretofore been assigned and deeded to ROYAL A. IVORY and B. HARRIET IVORY, then husband and wife, by an instrument dated January 2, 1973 recorded under Skamania County Auditor's number 75636, Book 64, page 877 records of said county, and in which B. HARRIET IVORY'S interest was thereafter by Quit Claim Deed transferred to ROYAL A. IVORY on April 23, 1975, said instrument being recorded under Skamania County Auditor's number 79310, Book 68, page 898 records of said county, and which underlying contract is conditioned for the conveyance of the above described real property, and the covenants of warranty herein contained shall not apply to any title, interest or encumbrance



arising by, through or under the purchasers 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 or Excise Tax was paid as shown by the Skamania County Treasurer's stamp on the face of the contract as recorded, the same having been paid on November 3, 1972 by stamp number 1643 and in the amount of \$108.50.

DATED this _____ day of April, 1978.

Royal A. Ivory

Carol Jean Ivory

STATE OF WASHINGTON)
County of Clark) ss

On this day personally appeared before me ROYAL A. IVORY and CAROL JEAN IVORY, 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 acts and deeds, and for the uses and purposes therein mentioned.

William C. Klein
Notary Public in and for the State
of Washington, residing in WACCE-WASH

