

86562

George R. Barber
P. O. Box 741
Ringen, WA 98605

BOOK 74 PAGE 248

WARRANTY DEED

The Grantors, RALPH E. SIMCOX and CAYLE I. SIMCOX, husband and wife, for and in consideration of Ten Dollars and other Valuable Considerations in hand paid, convey and warrant to GEORGE R. BARBER and ALICE F. BARBER, husband and wife, the following described real estate, situated in the County of Skamania, State of Washington:

That portion of the Southeast Quarter (SE $\frac{1}{4}$) of Section 21, Township 3 North, Range 10 E. W. M., more particularly described as follows:

Beginning at a point 2,640 feet north and 1,156 feet east of the quarter section corner common to Sections 21 and 28, Township 3 North, Range 10 E. W. M.; thence 1484 feet east to the quarter section corner common to Sections 21 and 22, Township 3 North, Range 10 E. W. M.; thence south along the east line of the said Section 21 a distance of 1,278 feet, more or less, to intersection with the northerly right of way boundary of Highway U. S. 830 (Washington State Highway No. 8); thence along the northerly right of way boundary of said highway in a southwesterly direction to a point south 00° 21' east of the point of beginning; thence north 09° 21' west to the point of beginning;

EXCPT (1) the North Half of the Northeast Quarter of the Southeast Quarter (N $\frac{1}{2}$ NE $\frac{1}{4}$ SE $\frac{1}{4}$) of said Section 21; (2) a tract of land conveyed to the United States of America by deed dated April 29, 1952, and recorded at page 161 of Book 35 of Deeds, Records of Skamania County, Washington; (3) a tract of land conveyed to Jerry J. Uhlik and Elizabeth J. Uhlik, husband and wife, by deed dated May 31, 1966, and recorded at page 34 of Book 56 of Deeds, Records of Skamania County, Washington; (4) a tract of land and an easement for a water pipeline, reservoir and water right acquired by James H. Desirey and Aina Ruth Desirey, husband and wife, by deed dated February 2, 1968, and recorded at page 361 of Book 58 of Deeds, Records of Skamania County, Washington; and (5) a tract of land conveyed to Lee A. Yager and Nora F. Yager, husband and wife, by deed dated January 9, 1967, and recorded at page 30 of Book 57 of Deeds, Records of Skamania County, Washington; and (6) that portion thereof conveyed to Ada P. Shannon by deed dated July 22, 1971, and recorded November 16, 1971, in Book 63 of Deeds, at page 506, under Auditor's File No. 74170, Records of Skamania County, Washington;

SUBJECT TO easements and water rights of record.

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated June 10, 1977, 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 encumbrance arising by, through or under the purchaser

RECORDED JUNE 14, 1977
SHERIFF'S OFFICE OF
SKAMANIA COUNTY, WASHINGTON

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Simcox - Barber

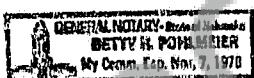
in said contract, and shall not apply to any taxes, assessments or other charges levied, assessed or becoming due subsequent to the date of said contract.

Real Estate Sales Tax was paid on this sale on June 17, 1977, in the sum of \$75.00 (see Skamania County Treasurer's Excise Tax Receipt No. 4812).

Dated this 24th day of May, 1978.

Ralph E. Simcox
RALPH E. SIMCOX

Gayle I. Simcox
GAYLE I. SIMCOX



STATE OF NEBRASKA)
County of Hall.) ss,

On this day personally appeared before me RALPH E. SIMCOX and GAYLE I. SIMCOX, husband and wife, 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 24th day of May, 1978.

Betty R. Bohmeyer
Notary Public, in and for the State of
Nebraska, residing at

Grand Island, Nebraska
68801

