

STATUTORY WARRANTY DEED

(CORRECTION DEED)

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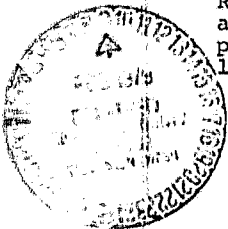
THE GRANTOR, GEORGE M. BAKER, a single person, as his sole and separate estate, for and in consideration of love and affection and other good and valuable considerations in hand paid, conveys and warrants to BONNIE S. BAKER, a single person, as her sole and separate estate, the following described real estate, situated in the County of Skamania, State of Washington, to-wit:

A tract of land in the southeast quarter of the southwest quarter of Section 20, Township 3 North, Range 10 East, W.M., described as follows:

That portion of the following described tract lying north of the Cooks/Underwood County Road and containing 8.18 acres, more or less. Beginning at the southeast corner of the southeast quarter of the southwest quarter of said Section (south quarter corner); thence west 30 rods (495.0 feet); thence north $531\frac{1}{3}$ rods (890.0 feet); thence east 30 rods (495.0 feet); thence south $531\frac{1}{3}$ rods (880.0 feet) to the point of beginning.

TOGETHER with an easement for ingress and egress for roadway purposes over and across the following described lands, to-wit, commencing at the northeast corner of the foregoing described tract of land herein conveyed at its point of beginning, from said point of beginning thence east a distance of 30 feet, more or less, to a point; thence north a distance of 50 feet, more or less, to a point of its intersection with the south line of the existing county road commonly known as the Collins-Knapp Road; thence northwesterly along the south line of said Collins-Knapp Road a distance of 30 feet; thence south a distance of 50 feet, more or less, to a point of its intersection with the point of beginning herein. That this easement shall be perpetual in nature and shall be binding on the grantors, their heirs, successors and assigns forever and shall be used for roadway purposes only for ingress and egress. This easement shall be granted by the Grantor unto the Grantee and shall be used in common with Grantor as set forth in that certain Correction Deed dated October 3, 1972, by and between Lyle Ternahan and Elena M. Ternahan, husband and wife, as Grantors, and George M. Baker, Grantor herein as Grantee, their heirs, successors and assigns forever.

RESERVING UNTO THE GRANTOR HEREIN A LIFE ESTATE for so long as the Grantor may live, together with the rents, issues and profits, and occupancy thereof, and upon Grantor's death said life estate shall extinguish itself.



No. 6403
TRANSACTION EXCISE TAX


FEB 9 1976
Amount Paid \$ 1.00

Skamania County Treasurer
By *[Signature]*


FURTHER, THE GRANTOR HEREIN AGREES WITH THE GRANTEE THAT THIS DEED AND CONVEYANCE IS SUBJECT TO THE FOLLOWING RESTRICTIVE COVENANT: That the Grantee herein agrees with the Grantor that upon the extinguishment of the life estate herein upon the Grantor's death, the Grantee herein shall not, in any manner or means, convey or sell or hypothecate the foregoing described property for a period of ten (10) years from the date of the Grantor's death. It is hereby understood and acknowledged by the Grantor and Grantee herein that it is the intention of the parties to utilize the afore-described premises as a residential dwelling for the Grantee for a period of ten (10) years prior to the time that the Grantee may effectually dispose of said property by bargain and sale deed. The Grantee herein acknowledges that she has read the foregoing instrument, knows the contents thereof and takes said property subject to the foregoing restrictive covenant.

THIS DEED IS GIVEN TO CORRECT THAT CERTAIN STATUTORY WARRANTY DEED DATED the 5th day of May, 1975 and recorded May 5, 1975 under Auditor's File No. 79142, Records Office of County Auditor, Skamania County, State of Washington.

DATED this 8th day of February, 1979.



GEORGE M. BAKER

STATE OF WASHINGTON)
County of Klickitat) ss


BONNIE S. BAKER

On this day personally appeared before me GEORGE M. BAKER, to me known to be the individual described in and who executed the within and foregoing instrument and acknowledged that he signed the same as his free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 8th day of February, 1979.


Notary Public for State of Washington
Residing at White Salmon

3