

59066

BOOK 70 PAGE 878

Transamerica Title Insurance Co.

A Service of
Transamerica Corporation

Filed for Record at Request of

Name

Address

City and State



EXAMINED: ☒ BY
INDEXED: ☒
RECORDED: ☒
COMPARED: ☒
MAILED: ☒

WITHIN THE COUNTY OF SKAMANIA

I HEREBY CERTIFY THAT THE WITHIN

INSTRUMENT OF WRITING, FILED BY

William A. Erickson

on August 1st, 1977

AT 3:00 P.M. July 31, 1977

WAS RECORDED IN BOOK 70

OF DEEDS AT PAGE 878

COUNTY OF SKAMANIA, WASH.

M. P. Ford

COUNTY AUDITOR

Statutory Warranty Deed

THE GRANTOR S, WAYNE F. LANNINGHAM and LORNA K. LANNINGHAM, husband and wife,

for and in consideration of

Ten dollars and other valuable considerations

in hand paid, conveys and warrants to

WILLIAM A. ERICKSON and SALLY A. ERICKSON,

husband and wife, the following described real estate, situated in the County of Skamania, State of Washington:

Beginning at a point 503.51 feet North 0°35'27" East and 556.45 feet South 89°24'33" East from the Southwest corner of the Northwest Quarter of the Southwest Quarter of Section 21, Township 3 North, Range 8 E.W.M. as measured along the West line of the Southwest Quarter and at a right angle to said line as more particularly described on the attached Schedule "A".

No. 6875

TRANSACTION EXCISE TAX

JUL 24 1979

Amount Paid: \$49.00

Skamania County Treasurer

By: William A. Erickson

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated June 9, 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 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 10, 1977, Rec. No. 4785

Dated this

25th

day of

June

, 1977



Wayne F. Lanningham
Lorna K. Lanningham

STATE OF WASHINGTON,

County of Skamania

On this day personally appeared before me WAYNE F. LANNINGHAM and LORNA K. LANNINGHAM, 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 23rd day of June, 1977

Ronald J. [Signature]
Notary Public in and for the State of Washington,
residing at [Address], WA.

89066

SCHEDULE "A"

Beginning at a point 503.51 feet North $0^{\circ}35'27''$ East and 956.45 feet South $89^{\circ}24'33''$ East from the Southwest corner of the Northwest Quarter of the Southwest Quarter of Section 21, Township 3 North, Range 8 E.W.M. as measured along the West line of the Southwest Quarter and at a right angle to said line; thence South $0^{\circ}35'27''$ West parallel to the said West line of the Southwest Quarter, 187.66 feet more or less to the North line of the Gregorius tract as recorded in Book X, page 135; thence North $86^{\circ}12'09''$ West along the North line of the said Gregorius tract 266.66 feet more or less to a point 690.00 feet East of the said West line of the Southwest Quarter; thence North $0^{\circ}35'27''$ East parallel to the said West line of the Southwest Quarter 182.04 feet more or less to a point that bears North $89^{\circ}24'33''$ West from the point of beginning; thence South $89^{\circ}24'33''$ East 266.60 feet to the point of beginning; containing 1 acre, more or less;

TOGETHER WITH and SUBJECT TO a 20 foot wide easement for ingress and egress to Lot 3 of Short Plat recorded in Book 1, page 74, records of Skamania County, Washington, and public utilities over, under and across the North 20 feet of said Lot 3;

EXCEPT that portion of said Lot 2 lying south of an existing east-west fence line bearing North $89^{\circ}40'41''$ West as shown on Short Plat recorded at Book 1, page 74, records of Skamania County, Washington.