

3601

BOOK 87 PAGE 745

December 28, 1981

*W. F. Daubenspeck*  
E. M. Stevenson  
KTC

STATUTORY WARRANTY DEED

1      2      3      4      5      6      7      8      9      10      11      12  
13      14      15      16      17      18      19      20      21      22      23      24      25      26      27      28      29      30      31      32  
THE GRANTORS, BRUCE M. STEVENSON and MARY H. STEVENSON, husband and wife, and WALLACE STEVENSON and PRISCILLA STEVENSON, husband and wife, and LENA F. DAUBENSPECK, the widow of W. F. DAUBENSPECK, as her sole and separate estate, for and in consideration of the sum of ONE AND NO/100 DOLLARS (\$1.00) and other valuable considerations in hand paid, convey and warrant to S.D.S. CO., a general partnership, the following-described real property, situated in the counties of Skamania and Klickitat, State of Washington, to-wit:

SEE ATTACHED EXHIBIT "B"

DATED this 17th day of December, 1981.

*Bruce M. Stevenson*  
BRUCE M. STEVENSON

*Mary H. Stevenson*  
MARY H. STEVENSON

*Wallace Stevenson*  
WALLACE STEVENSON

*Priscilla Stevenson*  
PRISCILLA STEVENSON

*Lena F. Daubenspeck*  
LENA F. DAUBENSPECK

STATE OF WASHINGTON )

ss

County of Klickitat )

On this day personally appeared before me LENA F. DAUBENSPECK, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 17th day of December, 1981.

*Anthony J. Kable*  
Notary Public for Washington  
residing at White Salmon, therein.

1 STATE OF WASHINGTON )  
2 ss  
3 County of Klickitat )

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

9 GIVEN under my hand and official seal this 17th day of  
10 December, 1981.

*Dorothy L. Neeble*

Notary Public for Washington  
residing at White Salmon, therein.

11 STATE OF WASHINGTON )  
12 ss  
13 County of Klickitat )

14 On this day personally appeared before me MARY H. STEVENSON,  
15 to me known to be the individual described in and who executed the  
16 within and foregoing instrument, and acknowledged that she signed  
17 the same as her free and voluntary act and deed for the uses and  
18 purposes therein mentioned.

19 GIVEN under my hand and official seal this 17th day of  
20 December, 1981.

*Dorothy L. Neeble*

Notary Public for Washington  
residing at White Salmon, therein.

21 STATE OF WASHINGTON )  
22 ss  
23 County of Klickitat )

24 On this day personally appeared before me WALLACE STEVENSON,  
25 to me known to be the individual described in and who executed the  
26 within and foregoing instrument, and acknowledged that he signed  
27 the same as his free and voluntary act and deed for the uses and  
28 purposes therein mentioned.

29 GIVEN under my hand and official seal this 17th day of  
30 December, 1981.

*Dorothy L. Neeble*

Notary Public for Washington  
residing at White Salmon, therein.

31 STATE OF WASHINGTON )  
32 ss  
33 County of Klickitat )

34 On this day personally appeared before me PRISCILLA STEVENSON,  
35 to me known to be the individual described in and who executed the  
36 within and foregoing instrument, and acknowledged that she signed  
37 the same as her free and voluntary act and deed for the uses and  
38 purposes therein mentioned.

39 GIVEN under my hand and official seal this 17th day of  
40 December, 1981.

*Dorothy L. Neeble*

Notary Public for Washington  
residing at White Salmon, therein.

41 STEVENSON et al., et ux - S.D.S. LUMBER COMPANY  
42 Statutory Warranty Deed  
43 Page 2.

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PARCEL I

That portion of Township 3 North, Range 10 East of the Willamette Meridian in Skamania County, Washington, described as follows:

The East Half and the East Half of the Southwest Quarter and the Northwest Quarter of the Southwest Quarter of Section 6.

All of Section 5.

The North Half of the Southwest Quarter of the Southwest Quarter and the Northwest Quarter of the Southwest Quarter of Section 4.

The East Half and the Northeast Quarter of the Northwest Quarter of Section 7, EXCEPT that portion conveyed to the United States of America for Bonneville Transmission Line.

All of Section 8, EXCEPT that portion conveyed to the United States of America for Bonneville Transmission Line.

The Southwest Quarter and the Northwest Quarter of the Southeast Quarter and the South Half of the Northwest Quarter and the Northwest Quarter of the Northwest Quarter of Section 9, EXCEPT that portion conveyed to the United States of America for Bonneville Transmission Line.

The Southeast Quarter and the East Half of the Southwest Quarter and the Northeast Quarter, EXCEPT the East Half of the Southwest Quarter of the Southwest Quarter of the Northeast Quarter of Section 18, EXCEPT that portion thereof described as follows:

BEGINNING at an iron pipe 2,640 feet North of a brass hub marking the center of Section 19, Township 3 North, Range 10 East of the Willamette Meridian; thence East 107.1 feet; thence North  $60^{\circ} 45'$  West 66.7 feet to an iron pipe; thence West 1,420.3 feet to intersection with the East line of the Southeast Quarter of the Southwest Quarter of the said Section 18; thence South 66 feet to the South line of the said Section 18; thence East 1,320 feet to the point of beginning; ALSO EXCEPT that portion conveyed to the United States of America for Bonneville Transmission Line.

The North Half and the West Half of the Southeast Quarter and the North Half of the Northeast Quarter of the Southeast Quarter and the North Half of the South Half of the Northeast Quarter of the Southeast Quarter and the Southwest Quarter, EXCEPT a rectangular tract of land situated in the East Half of the Southwest Quarter, described as follows:

BEGINNING at the corner which is common to the Northwest Quarter of the Northeast Quarter of Section 20 and the Southwest Quarter of Section 17, thence North 1002.9 feet to the true point of beginning; thence West 208.7 feet, thence North 208.7 feet, thence East 208.7 feet, thence South 208.7 feet to the true point of beginning. All lying within Section 17.

The Northwest Quarter and the Northwest Quarter of the Southwest Quarter and the North Half of the Southwest Quarter of the Northeast Quarter. ALSO, that portion of the South Half of the Northeast Quarter and of the Northeast Quarter of the Southeast Quarter of Section 16, described as follows:

## Exhibit "B" Continued

BEGINNING at the quarter corner on the East line of said Section 16; thence West 56 rods; thence North 40 rods; thence West 64 rods; thence South 40 rods; thence East 40 rods; thence South 32 rods; thence East 50 rods; more or less to the East line of said Section 16; thence North 32 rods to the true point of beginning. All lying within Section 16.

The North Half of the Northeast Quarter of Section 19, EXCEPT the following described tract:

BEGINNING at a brass hub marking the center of the said Section 19, thence North 1,320 feet to an iron pipe and the initial point of the tract hereby described; thence East 1,389.6 feet to an iron pipe; thence North 28° East 152.5 feet to an iron pipe; thence North 60° West 173.6 feet to an iron pipe; thence North 27° West 772.2 feet to an iron pipe, thence West 309 feet to an iron pipe; thence North 06° 45' West 1,042 feet; thence West 107.1 feet to an iron pipe; thence South 1,320 feet to the initial point.

The West Half of the Northeast Quarter of the Northeast Quarter and the Southwest Quarter of the Northeast Quarter and the Southeast Quarter of the Northeast Quarter. EXCEPT the South 330 feet; ALSO the North 330 feet of the Northwest Quarter of the Southeast Quarter and the West Half of the Northwest Quarter lying North of County Road and the Southeast Quarter of the Northwest Quarter, lying North of County Road, all being in Section 20.

EXCEPT from all of the above Parcels, Public Roads.

- continued -

PARCEL II

The North Half of the Northeast Quarter of Section 23, Township 3 North, Range 8 East of the Willamette Meridian, Skamania County, Washington.

EXCEPT that portion thereof described as follows:

BEGINNING at a point 1,320 feet East of the Northwest corner of the Southwest Quarter of the Northeast Quarter of the said Section 23; thence East 43.5 feet; thence North 27° East, 256.7 feet; thence North 26° 30' West 51.6 feet; thence North 87° West 130.7 feet; thence South 59° West 54.8 feet; thence South 17° West 264.7 feet; thence East 118.14 feet to the point of beginning.

PARCEL III

TRACT NO. 1:

That portion of the Jos. Robbins Donation Land Claim in Sections 26 and 27, Township 3 North, Range 8 East of the Willamette Meridian in Skamania County, Washington lying Northerly of County Road No. 3271 designated as the Home Valley Cut-off Road extending Easterly from its intersection with County Road No. 3036 designated as the Berge Road, EXCEPT that portion thereof lying Northwesterly of the said Berge Road.

TRACT NO. 2:

The North Half of the Northwest Quarter; the Southeast Quarter of the Northwest Quarter; and Government Lot 1; of Section 26, Township 3 North, Range 3 East of the Willamette Meridian in Skamania County, Washington; EXCEPT a strip of land 300 feet in width acquired by the United States of America for the Bonneville Power Administration's Bonneville-Coulee No. 1 and No. 2 transmission lines; AND EXCEPT that portion thereof lying Westerly of County Road No. 3036 designated as the Berge Road; AND EXCEPT a strip of land 40 feet in width described as follows:

BEGINNING at the Northwest corner of the said Section 26; thence East following the North line of the said Section 26, 720 feet; thence South 40 feet; thence West 720 feet to intersection with the West line of the said Section 26; thence North 40 feet to the point of beginning.

TRACT NO. 3:

All that portion of Government Lot 2 and of the Northeast Quarter of the Southwest Quarter of Section 26, Township 3 North, Range 8 East of the Willamette Meridian in Skamania County, Washington, lying Northerly of County Road No. 3271 designated as the Home Valley Cut-off Road.

PARCEL IV

BEGINNING at the Southwest corner of Section 6, Township 3 North, Range 8 East of the Willamette Meridian in Skamania County, Washington; thence North 20 chains; thence East 20 chains; thence South 20 chains; thence West 20 chains to the place of beginning. EXCEPT that portion lying Northeast of the County Road.

EXCEPT Public Roads.

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EXHIBIT B  
DESCRIPTION

TRACT 5

Parcel A

That portion of the Northeast quarter of Section 35, Township 4 North, Range 10 East, W.M., lying Westerly of the White Salmon River.

EXCEPT that part of the West half of the Northeast quarter of said Section 35, described as follows:  
Beginning at the Northwest corner of the Northeast quarter of said Section 35;  
thence South 770 feet to the true point of beginning;  
thence East 330 feet;  
thence South 1320 feet;  
thence West 330 feet, more or less to the North and South center line of said Section 35;  
thence North along said center line to the point of beginning.

Parcel B

A parcel of land situated within the ceded area of the Yakima Indian Reservation, described as follows:  
The Southeast quarter of Section 35, Township 4 North, Range 10 East, W.M.

EXCEPT beginning at an iron pipe located in the Southern boundary of Section 35, Township 4 North, Range 10 East, W.M., 648 feet East of the quarter corner between Section 2, Township 3 North, Range 10 East, W.M., and Section 35, Township 4 North, Range 10 East, W.M.; thence North  $90^{\circ} 35'$  East, 483.1 feet, to a point; thence North  $25^{\circ} 22'$  East, 322.1 feet, to a point; thence North  $16^{\circ} 43'$  East, 632.7 feet, to a point in the North boundary of the Southwest quarter of the Southeast quarter of Section 35, Township 4 North, Range 10 East, W.M.; thence North  $88^{\circ} 13'$  East, 121.5 feet, along the North boundary of said Southwest quarter of the Southeast quarter of Section 35 to a point; thence South  $13^{\circ} 12'$  West, 702.4 feet to a point; thence South  $25^{\circ} 45'$  West, 349.7 feet to a point; thence South  $1^{\circ} 45'$  East, 371.7 feet, more or less to a point in the Southern boundary of said Southwest quarter of the Southeast quarter of Section 35; thence South  $89^{\circ} 13'$  West, 221.2 feet, along the Southern boundary of said tract to the point of beginning.

AND EXCEPT County Road.

TRACT 6

Parcel A ..

All of the Southwest quarter of Section 25, Township 4 North, Range 10 East, W.M., lying Northeast of the North line of the White Salmon River.

EXCEPT the North 208 feet  $8\frac{1}{2}$  inches of the West 208 feet  $8\frac{1}{2}$  inches of the Northwest quarter of the Northwest quarter of the Southwest

described in  
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quarter of Section 25, Township 4 North 10 East,

AND EXCEPT County Road.

Parcel B

The West half of the Southeast quarter of Section 25, Township 4 North 10 East, W.M.

EXCEPT commencing at the Northwest corner of the West half of the Southeast quarter of said Section 25,  
thence East 587 feet;  
thence South 1072 feet at all times parallel with the West line of said West half of the Southeast quarter;  
thence West 587 feet to the West line of the West half of the Southeast quarter;  
thence North along said line 1072 feet to the place of beginning.

AND EXCEPT commencing at the Northwest corner of the West half of the Southeast quarter of said Section 25;  
thence East 587 feet;  
thence South 1072 feet which is the true point of beginning  
thence East 300 feet;  
thence South 593 feet;  
thence East 433 feet to the East line of the West half of the Southeast quarter;  
thence North along the East line to the North line of the West half of the Southeast quarter;  
thence West along the North line to a point 587 feet East of the Northwest corner of the West half of the Southeast quarter,  
thence South 1072 feet to the true point of beginning,

AND EXCEPT right of way for Spring Creek County Road.

Parcel C

All of the East half of the Northeast quarter of the Northwest quarter of Section 36, Township 4 North, Range 10 East, W.M., lying North of the South line of the White Salmon River.

Parcel D

All land North of the East center line of the White Salmon River in the following described property;  
The East half of the Northwest quarter of the Northwest quarter;  
and the West half of the Northeast quarter of the Northwest quarter; of Section 36, Township 4 North, Range 10 East, W.M.

Parcel E

Commencing at the Northeast corner of the Northwest quarter of the Northeast quarter of Section 36, Township 4 North, Range 10, East, W.M.;  
thence West 660 feet;  
thence South to the center of the channel of the White Salmon River;  
thence East along the center of said channel of the White Salmon River to the East line of the above-described Northwest quarter of the Northeast quarter of said Section 36;  
thence North to the place of beginning.

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TRACT 7

The West half of the West half of Section 23, Township 5 North,  
Range 10 East, W.M.

TRACT 8

The Southeast quarter of Section 30, Township 4 North, Range 11  
East, W.M.

EXCEPT the South 650 feet of the West 420 feet of the Southwest  
quarter of the Southeast quarter of said Section 30.

AND EXCEPT County Road.

TRACT 9

Parcel A

The Southeast quarter of the Southwest quarter;  
and the Southwest quarter of the Southeast quarter;  
All of Section 16, Township 4 North, Range 11 East, W.M.

EXCEPT County Road.

Parcel B

The Northeast quarter of the Northwest quarter;  
and the Northwest quarter of the Northeast quarter;  
All of Section 21, Township 4 North, Range 11 East, W.M.

TRACT 10

The South half of the Northeast quarter;  
and the North half of the Southeast quarter;  
All in Section 11, Township 4 North, Range 11 East, W.M.

TRACT 11

The North half of the Southeast quarter;  
and the South half of the Northeast quarter;  
All in Section 12, Township 4 North, Range 11 East, W.M.

TRACT 12

Parcel A

The Northeast quarter of Section 25, Township 5 North, Range 11  
East W.M.

Parcel B

The Northwest quarter of Section 30, Township 5 North, Range 12  
East, W.M.

TRACT 13

The West half of the Northwest quarter;  
the Southeast quarter of the Northwest quarter;  
and the Southwest quarter of the Northeast quarter;  
All in Section 31, Township 5 North, Range 12 East, W.M.

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TRACT 14

ELIMINATED

TRACT 15

Parcel A

The Southeast quarter of the Northeast quarter;  
and the East half of the Northeast quarter of the Northeast quarter;  
All in Section 25, Township 4 North, Range 11 East, W.M.

Parcel B

The Southeast quarter of the Southeast quarter of Section 24, Township  
4 North, Range 11 East, W.M.

Parcel C

The Southwest quarter of the Southwest quarter of Section 19, Township  
4 North, Range 12, East, W.M.

Parcel D

The Northwest quarter of the Northwest quarter of Section 30, Township  
4 North, Range 12, East, W.M.

TRACT 16

Parcel A

#1

The West half of the West half of the Southwest quarter;  
the West half of the East half of the West half of the Southwest  
quarter;  
All in Section 26, Township 4 North, Range 12 East, W.M.

EXCEPT Bonneville-Coulee power line.

AND EXCEPT County Road.

#2

The Southeast quarter of Section 26, Township 4 North, Range 12,  
East, W.M.

EXCEPT Bonneville-Coulee power line.

AND EXCEPT County Road.

Parcel B

The South half;  
the Southwest quarter of the Northwest quarter;  
and the South half of the Southeast quarter of the Northwest quarter;  
All in Section 27, Township 4 North, Range 12, East, W.M.

EXCEPT the Transmission line right-of-way.

AND EXCEPT County Road.

AND EXCEPT the following described tract;  
beginning at the Northeast corner of the Southeast quarter of the  
Southeast quarter of said Section 27;  
and running thence South along the Section line 396 feet;  
thence West 429 feet.

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thence North 198 feet;  
thence West 214.5 feet;  
thence North 198 feet;  
thence East 643.5 feet to the point of beginning.

AND EXCEPT the following described tract:  
Beginning at the Southeast corner of said Section 27;  
and running thence North 874.5 feet, more or less, along the Section  
line to intersection with the South boundary line of Lyle-Camas  
Prairie County Road;  
thence Westerly and Southerly along the East line of said County  
Road to the South line of Said Section 27 aforesaid;  
thence East along the section line to the point of beginning.

AND EXCEPT Beginning at the quarter corner common to Sections 26  
and 27, Township 4 North, Range 12 East, W.M.  
thence South along the Section line common to the above Sections  
for 1763.0 feet;  
thence West and at a right angle to this Section line 265.0 feet  
to the center of County Road No. 1339, which is the true point of  
beginning;  
thence continuing West 52.7 feet to an iron pipe, which is a reference  
point on line;  
thence continuing West 475.3 feet to an iron pipe;  
thence South and parallel to the Section line common to Sections  
26 and 27, 396.0 feet to an iron pipe;  
thence East and at a right angle 216.0 feet to an iron pipe which  
is a reference point on line;  
thence continuing East 19.0 feet to the centerline of County Road  
No. 1339;  
thence Northeasterly along the centerline of said County Road to  
the true point of beginning.

Parcel C

The East half;  
and the Northeast quarter of the Southwest quarter;  
All in Section 34, Township 4 North, Range 12 East, W.M.

EXCEPT that part of the Northwest quarter of the Northeast quarter  
of said Section 34, described as follows:  
Beginning at the quarter corner of Sections 27 and 34, in Township  
4 North, Range 12 East W.M.;  
thence South along the center line of said Section 34, a distance  
of 585.5 feet;  
thence East at a right angle to said center line 572.2 feet to the  
true point of beginning, and being an iron pipe located on the  
South right-of-way line of County Road No. 1339;  
thence South  $31^{\circ} 39'$  East 496.8 feet to an iron pipe;  
thence North  $40^{\circ} 28'$  East 420.0 feet to an iron pipe;  
thence North  $35^{\circ} 02'$  West 573.0 feet to an iron pipe;  
thence North  $23^{\circ} 23'$  East 100.3 feet to an iron pipe, which point  
is on the South line of County Road No. 1339;  
thence Southwesterly along the South right-of-way line of said  
County Road to the true point of beginning.

EXCEPT County Road.

Parcel D

#1

The Southeast quarter of the Southwest quarter;  
and the Northwest quarter;  
All in Section 35, Township 4 North, Range 12, East, W.M.

#2

The East half of Section 35, Township 4 North, Range 12 East, W.M.

EXCEPT the following described tract:

Beginning at the Southwest corner of said North half of the South  
half of the Northwest quarter of the Southeast quarter;  
thence North 125 feet to the point of beginning;  
thence East 250 feet;  
thence North 90 feet;  
thence West 250 feet;  
thence South 90 feet, to t. point of beginning.

AND EXCEPT the following described tract:

Beginning at a point on the quarter Section line which is 330 feet  
South of the Northwest corner of said Northwest quarter of the  
Northeast quarter of said Section 35;  
thence South along the said quarter Section line 466 feet;  
thence East parallel with the North line of said Section 466 feet;  
thence North parallel with said quarter Section line 466 feet;  
thence West 466 feet to the point of beginning.

AND EXCEPT County Road.

TRACT 17

The Southwest quarter of the Southwest quarter of Section 10, Township  
3 North, Range 11 East, W.M.

EXCEPT the North 8 feet.

AND EXCEPT beginning at a point 20 feet North and 288.7 feet East  
of the Southwest corner of Section 10, Township 3 North, Range 11  
East W.M.;  
thence East 208.7 feet;  
thence North 208.7 feet;  
thence West 208.7 feet;  
thence South 208.7 feet to the place of beginning.

AND EXCEPT County Road.

TRACT 18

The Southeast quarter of the Northwest quarter of Section 21, Township  
3 North, Range 11 East, W.M.

EXCEPT the East 16.5 feet.

AND EXCEPT County Road.

All Situate in the County of Klickitat, State of Washington.

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