

undivided one twentieth interest in and to all water rights now held by the said grantors by virtue of a certain water right filing made by Rose Walther and Emile Walther, wife and husband, on the 19th day of July 1909, together with the right to lay a water pipe from said water across the land owned by said grantors to the tract of land above conveyed.

To have and to hold the same, together with the hereditaments and appurtenances thereto belonging or in anywise appertaining to the said party of the second part her heirs and assigns forever. And the said Charles D. Pease and Melissa M. Pease, parties of the first part for themselves and for their heirs executors and administrators do covenant to and with the said party of the second part, her heirs and assigns, that they are well seized in fee of the lands and premises aforesaid, that they have good right to sell and convey the same and that the same are free from all incumbrances except one certain mortgage given to Rose Walther and Emile Walther both of Underwood Wash, for seven hundred and fifty dollars (\$750.00) given for two years bearing same date as their deed, viz. August 16th 1909 at seven per cent interest to run two years from date, which said mortgage and accrued interest thereon the grantee herein assumes and agrees to pay. And the above bargained and granted premises in the quiet and peaceable possession of the said party of the second part her heirs and assigns, against all persons lawfully claiming, or to claim the whole or any part thereof, the said parties of the first part will warrant and defend.

In Testimony Whereof the said party of the first part have hereunto set their hand and seal the day and year first above written.

Signed, sealed and delivered in presence of

Frank A. Chase

Charles D. Pease (Seal)

O. H. Bersch

Melissa M. Pease (Seal)

State of Washington

County of Spokane, ss. I, Frank A. Chase a Notary Public in and for the state of Washington do hereby certify that on this 7th day of April 1910 personally appeared before me Charles D. Pease and Melissa M. Pease his wife to me known to be the individuals described in and who executed the within instrument and acknowledged that they signed and sealed 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 7th day of April 1910

Frank A. Chase, Notary Public

(Notary Seal)

residing at Spokane, Washington

Filed for record by Hood River Banking & Trust Co. on April 16th 1910 at 9.15 A.M.

A. Fleischhuer

Cc. Auditor

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