

KETCHUM TO BUFORD.

KNOW ALL MEN BY THESE PRESENTS, That Clara M. Ketchum, (a single woman) of Portland State of Oregon, in consideration of Ten (\$10.00) Dollars, to her paid by Rilla A. Buford, county of Multnomah, State of Oregon, has bargained and sold, and by these presents does grant, bargain, sell and convey unto said Rilla^a Buford her heirs and assigns, all the following bounded and described real property, situated in the County of Skamania and State of Washington to wit:

All the west one half ($W\frac{1}{2}$) of the north east quarter (N.E. $\frac{1}{4}$) of Section thirty six (36) and the south six and one half ($S 6\frac{1}{2}$) acres of the southeast quarter (SE $\frac{1}{4}$) of the northeast quarter (NE $\frac{1}{4}$) of said section thirty six (36) all in Township three (3) North of Range seven and one half ($7\frac{1}{2}$) East of W.M. excepting from the above lands the following tracts of land to wit: Commencing at the northwest corner of the northeast quarter (NE $\frac{1}{4}$) of section thirty six (36) Township three (3) North of Range Seven and one half ($7\frac{1}{2}$) Thence running east thirty six (36) rods, thence south sixty seven (67) rods, thence west thirty six (36) rods, thence north sixty seven (67) rods to place of place of beginning. in all 15.19 acres, more or less, also excepting from said lands the following to wit: That part of the west half ($W\frac{1}{2}$) of the north east quarter (NE $\frac{1}{4}$) of Section thirty six (36) Township three (3) North of Range seven and one half ($7\frac{1}{2}$) E.W.M. lying west of Nelson Creek containing twelve and one half ($12\frac{1}{2}$) more or less the east of said tract to be the center of Nelson Creek. Also excepting therefrom about one and one half ($1\frac{1}{2}$) acres deeded by Alverado E. Bevans and May Bevans his wife, to George Nix on the east side of the north west quarter (NW $\frac{1}{4}$) of the northeast quarter (NE $\frac{1}{4}$) lying between the county road and the lands of George Nix; also excepting therefrom the following lands to wit: The lands heretofore deed to school district No. 16. This conveyance is subject to right of way deed over said lands made by O.C. Train and Elena Price Train, his wife, to Northwestern Electric Co. of date June 15th, 1912, together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, and also all her estate right, title and interest in and to the same, including dower and claim of dower.

TO HAVE AND TO HOLD, the above described and granted premises unto the said Rilla A. Buford her heirs and assigns forever. And Clara M. Ketchum the grantor above named does covenant to and with Rilla A. Buford, the above named grantee her heirs and assigns that she is lawfully seized in fee simple of the above granted premises, that the above granted premises are free from all incumbrances, excepting a mortgage in the sum of \$1200. dated august 24th 1911 in favor of Ruby M. Oliver and assigned on March 13th, 1912 to H.E. Noble which the party of the second part herein assumes. also subject to accrued interest from Dec. 1st, 1914, and that she will and her heirs, executors and administrators, shall warrant and forever defend the above granted premises, and every part and parcel thereof, against the lawful claims and demands of all persons whomsoever except as above specified.

IN WITNESS WHEREOF, I the grantor above named have hereunto set my hand and seal this 16th day of July 1915.

Executed in the presence of.

Clara M. Ketchum (SEAL)

J.N. Hart.
L.A. Hall.
STATE OF OREGON,)
COUNTY OF MULTNOMAH,) SS.

BE IT REMEMBERED, That on this 16th day of July A.^d. 1915, before me, the undersigned a Notary Public in and for said county and State, personally appeared the within named Clara M. Ketchum a single woman who is known to me to be the identical