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EARL W. HOLMES ET UX TO JAMES W. HOLMES

KNOW ALL MEN BY THESE PRESENTS, THAT EARL W. HOLMES AND BERNICE HOLMES HUSBAND AND WIFE, OF ASTORIA, COUNTY OF CLATSOP STATE OF OREGON, IN CONSIDERATION OF TEN DOLLARS, TO THEM PAID BY JAMES W. HOLMES OF ASTORIA, COUNTY OF CLATSOP STATE OF OREGON, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO GRANT, BARGAIN, SELL AND CONVEY UNTO SAID JAMES W. HOLMES HIS HEIRS AND ASSIGNS, ALL THE FOLLOWING BOUNDED AND DESCRIBED REAL PROPERTY, SITUATED IN THE COUNTY OF SKAMANIA AND STATE OF WASHINGTON:

THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION TWENTY-FOUR, TOWNSHIP THREE, NORTH RANGE NINE EAST OF WILLAMETTE M. CONTAINING FORTY ACRES MORE OR LESS. THE INTENTION BEING TO CONVEY THE INTEREST OF FIRST PARTIES HERETO WHICH INTEREST IS AN UNDIVIDED ONE HALF INTEREST. TOGETHER WITH ALL AND SINGULAR THE TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO BELONGING OR IN ANYWISE APPERTAINING, AND ALSO ALL OUR 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 JAMES W. HOLMES HIS HEIRS AND ASSIGNS FOREVER. AND EARL W. HOLMES AND BERNICE HOLMES THE GRANTORS ABOVE NAMED DO COVENANT TO AND WITH JAMES W. HOLMES THE ABOVE NAMED GRANTEE HIS HEIRS AND ASSIGNS THAT THEY ARE LAWFULLY SEIZED IN FEE SIMPLE OF THE ABOVE GRANTED PREMISES, THAT THE ABOVE GRANTED PREMISES ARE FREE FROM ALL INCUMBRANCES, EXCEPT AS TO ANY TAXES THAT REMAIN UNPAID WHICH SECOND PARTY ASSUMES AND THAT THEY WILL AND THEIR 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 TO TAXES

IN WITNESS WHEREOF, THE GRANTORS ABOVE NAMED, HAVE HEREUNTO SET THEIR HANDS AND SEALS THIS FIFTH DAY OF MAY 1923

EXECUTED IN THE PRESENCE OF

<u>R. M. COBBAN</u>	<u>EARL W. HOLMES</u> (SEAL)
<u>ALICE M. COBBAN</u>	<u>BERNICE HOLMES</u> (SEAL)

STATE OF OREGON,)
COUNTY OF CLATSOP.) ss.

BE IT REMEMBERED, THAT ON THIS FIFTH DAY OF MAY A.D. 1923, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED THE WITHIN NAMED EARL W. HOLMES AND BERNICE HOLMES, HUSBAND AND WIFE, WHO ARE KNOWN TO ME TO BE THE IDENTICAL PERSONS DESCRIBED IN AND WHO EXECUTED THE WITHIN INSTRUMENT, AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME FREELY AND VOLUNTARILY.

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND NOTARIAL SEAL THE DAY AND YEAR LAST ABOVE WRITTEN.

(NOTARIAL)
(SEAL)
50 CENTS DOCUMENTARY STAMPS ATTACHED AND DULY CANCELLED

R. M. COBBAN
NOTARY PUBLIC FOR OREGON
MY COMMISSION EXPIRES FEB. 28TH 1924

FILED FOR RECORD MAY 8, 1923, AT 3 P.M. BY R. M. COBBAN

Will A. Michel
COUNTY AUDITOR,
By *Eddy P. Michel* DEPUTY