



**Chicago Title
Insurance Company**
115438

FILED FOR RECORD AT REQUEST OF

BOOK 133 PAGE 206

THIS SPACE PROVIDED FOR RECORDER'S USE

WHEN RECORDED RETURN TO

Name

Address

City, State, Zip

Eva Bowers
Feb 7 1993
J. Henry
GAINSON

2/12/93

Statutory Warranty Deed

THE GRANTORS, DAVID G. HILL & KAREN L. HILL, husband & wife

for and in consideration of TO FULFILL REAL ESTATE CONTRACT

in hand paid, conveys and warrants to EVA DOLORES BOWERS and
DANNY S.L. NUNEZ

the following described real estate, situated in the County of Clark, State of Washington:

THE EXACT LEGAL DESCRIPTION IS ATTACHED HERETO AS EXHIBIT "A"

AND BY REFERENCE THERETO MADE A PART OF THIS DOCUMENT

REAL ESTATE EXCISE TAX

FEB 02 1993

PAID See 11486

SKAMANIA COUNTY TREASURER

Clendia's Name: Skamania County Treasurer
B. 2-5-34-2-408
2-5-34-2-408
2-2-93

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated 19 , 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

Rec. No.

Dated July 19 87

DAVID G. HILL

David G Hill

KAREN L. HILL

Karen L Hill

STATE OF WASHINGTON
COUNTY OF Clark

On this day personally appeared before me

DANIEL G. HILL & KAREN L. HILL

to me known to be the individual 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 HAND AND OFFICIAL SEAL THIS 19 87

Notary Public in and for the State of Wash-
ington, residing at Brush Prairie

STATE OF WASHINGTON
COUNTY OF

On this day of 19 before me, the undersigned, a Notary Public in and for the State of Wash- ington, duly commissioned and sworn, personally appeared

and to me known to be the President and Secretary, respectively, of

the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that

authorized to execute the said instrument and that the seal affixed is the corporate seal of said corporation.

Witness my hand and official seal hereto affixed the day and year first above written.

Notary Public in and for the State of Washington,
residing at

SK-14551

LEGAL DESCRIPTION

THOSE PORTIONS OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 34, TOWNSHIP 2 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON, AS FOLLOWS:

PARCEL 1

BEGINNING AT THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 34; THENCE NORTH $00^{\circ} 40' 49''$ WEST ALONG THE EAST LINE OF SAID NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 34, 454.74 FEET; THENCE SOUTH $77^{\circ} 12' 20''$ WEST 51.40 FEET TO A POINT ON THE SOUTH EDGE OF A 60 FOOT WIDE DRIVEWAY; THENCE CONTINUING SOUTH $77^{\circ} 12' 20''$ WEST ALONG THE SOUTH EDGE OF THE SAID 60 FOOT WIDE DRIVEWAY 738.95 FEET; THENCE CONTINUING SOUTH $77^{\circ} 12' 20''$ WEST 14.78 FEET; THENCE AROUND THE OUTSIDE OF A 45 FOOT CUL-DE-SAC 107.47 FEET WHICH IS TO THE LEFT OF THE CORD WHICH BEARS NORTH $82^{\circ} 34' 16''$ WEST 83.68 FEET AND THE TRUE POINT OF BEGINNING; THENCE NORTH $85^{\circ} 34' 01''$ WEST 384.11 FEET; THENCE NORTH $14^{\circ} 59' 20''$ EAST 289.49 FEET; THENCE SOUTH $71^{\circ} 29' 46''$ EAST 323.93 FEET TO THE WEST EDGE OF A 30 FOOT DRIVEWAY; THENCE SOUTH $08^{\circ} 31' 03''$ EAST ALONG THE SAID WEST EDGE OF A 30 FOOT WIDE DRIVEWAY TO THE AFOREMENTIONED CUL-DE-SAC; THENCE ALONG A CURVE TO THE LEFT ALONG THE OUTER EDGE OF SAID CUL-DE-SAC TO THE POINT OF BEGINNING.

EXCEPT THE EASTERLY 30 FEET OF SAID TRACT WHICH IS RESERVED TO INCREASE THE AFORESAID 30 FOOT DRIVEWAY TO 60 FEET IN WIDTH.

PARCEL 11

BEGINNING AT THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 34; THENCE NORTH $00^{\circ} 40' 49''$ WEST ALONG THE EAST LINE OF SAID NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 34, 454.74 FEET; THENCE SOUTH $77^{\circ} 12' 20''$ WEST 51.40 FEET TO A POINT ON THE SOUTH EDGE OF A 60 FOOT WIDE DRIVEWAY; THENCE CONTINUING SOUTH $77^{\circ} 12' 20''$ WEST ALONG THE SOUTH EDGE OF THE SAID 60 FOOT WIDE DRIVEWAY 738.95 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING SOUTH $77^{\circ} 12' 20''$ WEST 14.78 FEET; THENCE AROUND THE OUTSIDE OF A 45 FOOT RADIUS CUL-DE-SAC 107.47 FEET WHICH IS TO THE LEFT OF THE CORD WHICH BEARS NORTH $82^{\circ} 34' 16''$ WEST 83.68 FEET; THENCE NORTH $85^{\circ} 34' 01''$ WEST 384.11 FEET; THENCE SOUTH $35^{\circ} 15' 08''$ WEST 136.32 FEET TO THE NORTH EDGE OF RIGHT-OF-WAY OF THE WASHOUGAL RIVER ROAD; THENCE EASTERLY ALONG THE SAID NORTH EDGE OF RIGHT-OF-WAY OF THE WASHOUGAL RIVER ROAD TO A POINT WHICH BEARS SOUTH $08^{\circ} 06' 30''$ EAST FROM THE TRUE POINT OF BEGINNING; THENCE NORTH $08^{\circ} 06' 30''$ WEST 172.32 FEET TO THE TRUE POINT OF BEGINNING.

TOGETHER WITH AS TO BOTH PARCELS A NON-EXCLUSIVE EASEMENT OVER THE PRIVATE ROADWAY RUNNING FROM SAID PROPERTY IN AN EASTERLY DIRECTION TO THE COUNTY ROAD.

TOGETHER WITH AS TO BOTH SAID PARCELS AN EASEMENT FOR A WATER PIPELINE RUNNING FROM THE TRACT HEREIN CONVEYED IN A NORTHERLY DIRECTION TO THE SPRING IN THE WEST HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 27, SAID TOWNSHIP AND RANGE, INCLUDING THE RIGHT TO ENTER UPON SAID PROPERTY AT REASONABLE TIMES FOR THE INSPECTION AND MAINTENANCE OF SAID SPRING AND PIPELINE, WHICH EASEMENT IS NOT EXCLUSIVE AND WILL BE ENJOYED BY THE OTHER PARTIES LAWFULLY USING THE SAME.