

FILED FOR RECORD
SKAMANIA CO. WASH
BY SKAMANIA CO. TITLE

AUG 1 11 09 AM '94

P. Lowry
AUDITOR
GARY M. OLSON

This Space Reserved For Recorder's Use.

Filed for Record at Request of
Columbia Title Company
AFTER RECORDING MAIL TO:

Name _____

Address _____

City, State, Zip _____

Escrow number: 18751

120142

Statutory Warranty Deed

BOOK 144 PAGE 854

THE GRANTOR EDWARD J. HEFFERNAN SR AND AURORA HEFFERNAN, husband and wife and
EDWARD J. HEFFERNAN JR AND EUGENIA HEFFERNAN, husband and wife---

for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION
in hand paid, conveys and warrants to CLIFFORD F. McGUIRE, a single person---

the following described real estate, situated in the County of SKAMANIA, State of Washington:
SEE ATTACHED EXHIBIT 'A'---

16794
REAL ESTATE EXCISE TAX

AUG 11 1994
PAID 1472.00
SKAMANIA COUNTY TREASURER

Dated this

29th

day of

July, 1994

By

Edward J. Heffernan Sr.
EDWARD J. HEFFERNAN SR

By

Edward J. Heffernan Jr.
EDWARD J. HEFFERNAN JR

By

Aurora M. Heffernan
AURORA HEFFERNAN

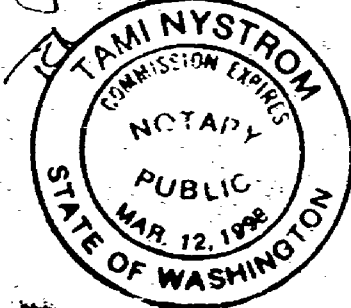
By

Eugenia Heffernan
EUGENIA HEFFERNAN

STATE OF WASHINGTON
COUNTY OF KLIKITAT } ss

I certify that I know or have satisfactory evidence that Edward J. Heffernan Sr.
Aurora Heffernan, Edward J. Heffernan Jr and Eugenia Heffernan
are the person s who appeared before me, and said person s acknowledged that
they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes
mentioned in this instrument.

Dated: July 29, 1994



Tami Nystrom TAMI NYSTROM
Notary Public in and for the State of WASHINGTON
Residing at WHITE SALMON
My appointment expires: 03-12-98

Registered ☒
Indexed ☒
Indirect ☒
Filed ☒
Mailed ☒

Glenda J. Kimmel, Skamania County Assessor
By *Tami Nystrom* Parcel # 3-8-27-500 8/1/94

A Tract of land in the Southwest Quarter of the Northeast Quarter of Section 29, Township 3 North, Range 8 East of the Willamette meridian, in the County of Skamania, State of Washington, described as follows:

Beginning at the Southwest corner of the Northeast Quarter of Section 29, Township 3 North, Range 8 East of the Willamette Meridian; running thence North along the Quarter Section line to the Northwest corner of the Southwest Quarter of the Northeast Quarter of said Section; thence running East on the North line of the South Half of the Northeast Quarter until it intersects the present county road known as the Sprague Landing and Carson Road; thence following the meander of said county road in a Southwesterly direction to the intersection of said road with the West line of the Southeast Quarter of said Section 29, same Township and Range; thence North along said West line to the place of beginning.

EXCEPTING THEREFROM the following:

A. Beginning at a point on the North line of the Southwest Quarter of the Northeast Quarter of Section 29, West 324.4 feet from the Northeast corner of the Southwest Quarter of the Northeast Quarter of said Section 29; thence South 18 degrees 43' East 440.6 feet; thence North 72 degrees 20' East 147 feet, more or less, to intersection with the center of the old county road known as Stevenson-Carson Road, now abandoned; thence Northerly along the center of said road 324.4 feet, more or less, to the North line of the Southwest Quarter of the Northeast Quarter of said Section 29; thence West 211.8 feet to the Point of Beginning.

B. That portion thereof lying within the 300 feet strip of land acquired by the United States of America for the Bonneville Power Administration's electric power transmission lines.

C. Lots 1 and 2 of Beaudry Short Plat recorded in Book 2, of Short Plats, Page 112 of Short, Skamania County Records.

D. That portion conveyed to George M. Acker et. ux., by instruments recorded in Book 48, Page 213 and in Book 59, Page 238, Skamania County Deed Records.

SUBJECT TO: Rights of the Public in and to that portion lying within roads; Easement for Utilities, recorded August 3, 1914, on Book P, Page 54; Easement for Pipeline, recorded January 4, 1955, in Book 49, Page 430; Easement for Transmission Lines and Access, recorded in Book 51, Page 225, Skamania County Deed Records; Easements for Access as shown on the recorded Short Plat.

SUBJECT TO THE FOLLOWING PROVISION; THAT AS PART OF THE CONSIDERATION FOR THIS CONVEYANCE, UPON PURCHASERS SUBDIVISION OF SUBJECT PROPERTY, PURCHASER SHALL CONVEY TO SELLER, THAT PORTION LYING NORTH OF THE GAS PIPELINE AND EAST OF THE TRANSMISSION LINE EASEMENT, BEING APPROXIMATELY 2 1/2 ACRES MORE OR LESS.

NOTED
HERE

John E. H.