



First American Title Insurance Company

Filed for Record at Request of

Name Larry and Rosemary Gardner

Address MP 0.47L Washougal River Road

City and State Washougal, WA 98671

THIS SPACE PROVIDED FOR RECORDERS USE
FILED IN RECORD
SKAMANIA CO, WASH
BY SKAMANIA CO, TITLE
SEP 16 12 16 PM '94
P. Larry
AUDITOR
GARY H. OLSON

Sc 18948

120557

Statutory Warranty Deed

BOOK 145 PAGE 888

THE GRANTOR ROGER MALFAIT and LORETTA L. MALFAIT, husband and wife

for and in consideration of Fulfillment of Contract

in hand paid, conveys and warrants to LARRY VERLE GARDNER and ROSEMARY DENISE GARDNER, husband and wife

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

SEE EXHIBIT "A" ATTACHED HERETO

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated September 25, 1975, 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 October 14, 1976, Rec. No. 4262
Dated September 19, 1994

Roger Malfait
Roger Malfait

Loretta L. Malfait
Loretta L. Malfait

Glenda J. Kimmel, Skamania County Assessor
By *JD* Parcel # 02 05 32 300 1010
9/16/94

STATE OF WASHINGTON

COUNTY OF Clark

On this day personally appeared before me

Roger Malfait
Loretta L. Malfait

to me known to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that *the 1st* signed the same free and voluntary act and deed, for the uses and purposes therein mentioned.

Under my hand and official seal this *16th* day of *September*, 19*94*

Vickie Lynn Jensen
Notary Public in and for the State of Washington, residing at *Stevenson*

STATE OF WASHINGTON

COUNTY OF _____

On this _____ day of _____, 19____, before me, the undersigned, a Notary Public in and for the State of Washington, 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 _____

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

SEP 16 1994 Notary Public in and for the State of Washington, residing at _____

PAID *24*

SKAMANIA COUNTY TREASURER

Registered ☒
Indexed ☒
Filed ☒
Valued ☒

EXHIBIT "A"

A parcel of land located in the Southwest quarter of Section 32, Township 2 North, Range 5 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

BEGINNING at a point which is the intersection of the North line of County Road No. 1106, designated as the Washougal River Road, and the West line of County Road No. 1107, designated as the Huckins-Buhman Road; thence Northwesterly along the West line of said County Road No. 1107 380 feet; thence Southwesterly, parallel to the North line of County Road No. 1106, 550 feet; thence Southeasterly, parallel to the West line of County Road No. 1107, 380 feet, more or less, to the North line of County Road No. 1106; thence Northeasterly along the North line of County Road No. 1106 550 feet, more or less, to the Point of Beginning.

EXCEPT that portion conveyed to Skamania County by instrument recorded December 12, 1976 in Book 72, Page 33.