

123612

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## AFFIDAVIT IN SUPPORT OF COMMUNITY PROPERTY AGREEMENT

STATE OF WASHINGTON)

)ss

County of Skamania )

TESS KUSKIE, being first duly sworn, on oath, does hereby depose and says:

1. This affidavit provides information for the record regarding that certain Community Property Agreement dated August 1, 1959, executed by KENNETH KUSKIE and TESS KUSKIE, husband and wife, which is recorded as "Exhibit A", and attached to this affidavit and incorporated herein by reference. The statements set forth in this affidavit are representations of fact on which all parties may rely in dealing with the real estate located in Skamania County, Washington, and more fully described on "Exhibit B", which is attached hereto and incorporated herein by this reference.

2. KENNETH KUSKIE was one of the parties to the above-referenced agreement, and died on October 8, 1995, in Stevenson, Skamania County, Washington.

3. The parties to said agreement were legally competent at the time the agreement was entered into, and executed no subsequent Wills or agreements which would have the effect of abrogating or nullifying the agreement.

4. The Decedent left no separate property.

5. All obligations of the marital community composed of the Decedent and the affiant owing at the date of the Decedent's death, and the expenses of Decedent's last illness and funeral have been paid in full.

6. TESS KUSKIE is the sole surviving heir of the Decedent.

Dated: October 19, 1995.

FILED FOR RECORD  
SKAMANIA CO. WASH  
BY *Robert Leick*

OCT 23 4 06 PM '95

*Tess Kuskie*  
TESS KUSKIE, Affiant

*P. Lowry*  
AUDITOR  
GARY M. OLSON

SUBSCRIBED and SWORN TO before me this 19th day of October, 1995.

*Robert Leick*  
Notary Public in and for the State of Washington,  
residing at ~~White Salmon, there in~~ Stevenson, there in.  
My Commission expires: ~~April 23, 1996~~ 02/04/98

17703

REAL ESTATE EXCISE TAX

OCT 23 1995

PAID *exempt*

COMMUNITY PROPERTY

See Section	<input checked="" type="checkbox"/>
Indirect	<input checked="" type="checkbox"/>
Filed	<input checked="" type="checkbox"/>
Mailed	<input checked="" type="checkbox"/>

Gary M. Olson, Skamania County Auditor  
 Date 10-23-95 Filed 3-7-96 -4-3-2300

COMMUNITY AGREEMENT

THIS AGREEMENT, Made and entered into this 1 day of <sup>August</sup> ~~July~~, 1959,  
by and between KENNETH KUSKIE and TESS KUSKIE, husband and wife, of Stevenson,  
Skamania County, Washington,

W I T N E S S E T H :

For and in consideration of the love and affection we each bear one toward the other, and, further, in consideration of the mutual helpfulness we have been one to the other in the past, and for and in consideration of the commingling of our joint efforts and earnings and properties heretofore, we do mutually agree, one with the other, that every piece, parcel, lot and tract of land situate in the State of Washington, and each and every parcel of personal property, or mixed property of the parties hereto wheresoever situate, shall be by us, and all other persons whomsoever, deemed, esteemed, regarded, treated and known as Community Property. In this Agreement so made, one with the other, the date of acquiring, the manner of acquiring, and all statements by either of us heretofore made respecting alleged separate property, or affecting any property, are to be regarded and esteemed as of no effect.

The full intent and purpose of this instrument is to be construed by the Courts, our heirs, executors and assigns, and by all persons whomsoever, as a voluntary conveyance from one to the other, and unitedly to the community, of all our earthly possessions in such form and manner that the same shall from this date be the property of the community of ourselves as husband and wife.

It is further mutually agreed between the said parties to this Agreement that all of the community property of the parties to this Agreement now owned by them, and all community property which may be hereafter acquired by them, or by either of them in any way, shall, upon the death of either member of said community, pass entirely unto the survivor of said community, to the

exclusion of all of our children, and of any children that may be hereafter born to us, and of all persons and every other person whomsoever, it being deemed best by both the parties hereto to make such disposition of the said community property, each trusting and confident that the other will make such proper disposition of the said property upon the death of the last survivor of the said community as will do justice to all persons whomsoever.

IN WITNESS WHEREOF, the parties hereto have hereunto set their hands the day and date in this Agreement first above written.

Mr. M. Kuskie  
K. L. Kuskie

STATES OF WASHINGTON )  
County of Skamania ) ss

THIS IS TO CERTIFY That upon this 1st day of August, 1959, personally appeared before me, the undersigned authority, KENNETH KUSKIE and TESS KUSKIE, husband and wife, known to me to be the identical persons named in and who executed the foregoing instrument, and they did acknowledge to me that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal the day and date in this certificate first above written.

Ronald C. Nidist  
Notary Public in and for the State of  
Washington, residing at Stevenson,  
therein.

# 55595

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EXHIBIT "B"

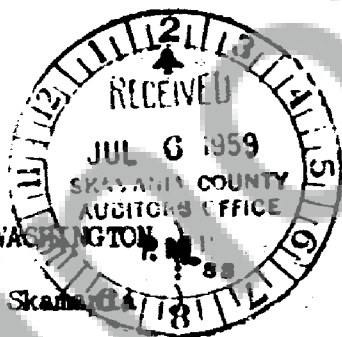
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WARRANTY DEED

THE GRANTORS, JAMES R. KUSKIE, who was a single man when he acquired title to the hereinafter described property by deed dated January 17, 1946, and DOROTHY KUSKIE, his wife, both residents of Stevenson, Washington, for and in consideration of the love and affection which they bear the grantees herein, do hereby convey and warrant unto KENNETH KUSKIE and TESS KUSKIE, husband and wife, of Stevenson, Washington, the following described real property situate in the County of Skamania, State of Washington, to-wit:

Commencing at a point 73 feet Northeast from the Northeast corner of the East truss of the Rock Creek Bridge (as the same was located on August 7, 1911) on the North side of Vancouver Avenue; thence running at right angle 100 feet in a Northwesterly direction to a large boulder two feet high; thence in a Southwesterly direction at right angle 73 feet; thence in a Southeasterly direction at right angle 100 feet to the East truss of Rock Creek Bridge aforesaid; thence Northeasterly along the North line of Vancouver Road to the place of beginning, situated in Section 36, Township 3 North, Range 7, East of the Willamette Meridian; subject to flowage easement conveyed to the United States.

Dated this 6th day of July, 1959.



STATE OF WASHINGTON  
County of Skamania

James R. Kuskie  
Dorothy Kuskie

THIS IS TO CERTIFY That upon this 6th day of July, 1959, personally appeared before me, the undersigned authority, JAMES R. KUSKIE and DOROTHY KUSKIE, husband and wife, known to me to be the identical persons named in and who executed the foregoing instrument, and they did acknowledge to me that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal the day and date in this certificate first above written.

Ronald C. Piesch  
Notary Public in and for the State of  
Washington, residing at Stevenson, therein.

No. 2790  
TRANSACTION EXCISE TAX

Amount Paid None  
M. J. Piesch  
Skamania County Treasurer

By