

125362

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

AFTER RECORDING RETURN TO:

KAREN FIORENTINO  
GLEAVES SWEARINGEN LARSEN POTTER SCOTT & SMITH  
P.O. BOX 1147  
EUGENE, OR. 97440-1147

MAY 30 12 38 PM '96

*Olson*  
ASSOCIATION  
GARY H. OLSON

SCR 19824 QUIT CLAIM DEED

GRANTOR, The John Yeon Charitable Trust, without consideration, conveys and quit claims to the University of Oregon Foundation, an Oregon non-profit corporation, the following described real estate, situated in the County of Skamania, State of Washington, including any interest herein which Grantor may hereafter acquire:

See Exhibit A which is attached hereto and by reference incorporated herein.

Dated this 30<sup>th</sup> day of April, 1996.

JOHN YEON CHARITABLE TRUST, an  
Oregon non-profit corporation

By Richard L. Brown  
Richard L. Brown, President

By James W. Gamwell  
James W. Gamwell, Secretary/  
Vice President

STATE OF OREGON

County of Multnomah } ss.

On this 30<sup>th</sup> day of April, 1996, before me, the undersigned a Notary Public in and for the State of Oregon, duly commissioned and sworn, personally appeared Richard L. Brown and James W. Gamwell to me known to be the individuals 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 purpose therein mentioned.

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

William D. Peck  
Notary Public in and for the State of Oregon,  
residing in Portland  
My Commission Expires: 11/14/97



REAL ESTATE EXCISE TAX  
18086

MAY 31 1996

PAID exempt  
W. J. Moore, Deputy  
SKAMANIA COUNTY TREASURER

For Taxes ☒  
Interest, Dir ☒  
Indirect ☒  
Other ☐  
Total ☐

Gary H. Martin, Skamania County Assessor  
Date May 30, 1996 Parcel # 1-5-1-700  
Van

EXHIBIT A

That portion of the Southwest Quarter of the Southeast Quarter of Section 1, Township 1 North, Range 5 East of the Willamette Meridian, lying Southerly of Primary State Highway No. 8 and Northerly of the Spokane, Portland and Seattle Railway Company right of way and Easterly of the tract of land conveyed to Harry L. Lively by deed dated September 2, 1930, recorded at Page 560 of Book W of Deeds, records of Skamania County, Washington;

All that portion of Government Lot 1 of Section 1, Township 1 North, Range 5 East of the Willamette Meridian, lying Southerly of Primary State Highway No. 8, except the following described tract:

Beginning at the Northeast corner of the said Government Lot 1; thence West 362 feet; thence South 376 feet to the Northerly right of way line of the Spokane, Portland and Seattle Railway Company; thence North 87° 25' East following said right of way line 363 feet; thence North 349 feet to the point of beginning;

All that portion of the Southwest Quarter of the Southeast Quarter of Section 1, Township 1 North, Range 5 East of the Willamette Meridian, lying Southerly of the Spokane, Portland and Seattle Railway Company right of way;

That portion of Government Lot 1, Section 12, Township 1 North, Range 5 East of the Willamette Meridian, described as follows:

Beginning at the intersection of the West line of the said Section 1 with the Northerly right of way line of the Spokane, Portland and Seattle Railway Company right of way; thence North along the West line of the said Section 1 to intersection with the county road known and designated as Railroad Avenue; thence in an Easterly direction to intersection with the Southerly right of way line of Primary State Highway No. 8; thence following the Southerly right of way line of said highway to intersection with the Northerly right of way line of said railway company; thence following said railway right of way line in a Southerly direction to the point of beginning;

Government Lots 1, 2, 3 and 4 of Section 12, Township 1 North, Range 5 East of the Willamette Meridian,

EXCEPT those portions thereof lying Northerly of the Southerly right of way line of the Spokane, Portland and Seattle Railway Company right of way.

Together with Tide and Shoreland of the Second Class conveyed by the State of Washington by Deed recorded in Book L, Page 294 of Deeds, records of Skamania County, Washington.

Gary H. Martin, Skamania County Assessor

Date 5-2-96 Filed 5-1-96



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SUBJECT TO existing rights of way of record for roads, pipelines, ditches, conduits, telephone and electrical transmission lines, on, over and across said premises; and

TOGETHER WITH all water, water rights, water appropriations, ditches, ditch rights-of-way and ditch rights as heretofore used and enjoyed in connection with the above-described lands.

As part of the agreement to convey this property, Grantors have entered into an agreement on this date to grant to the United States of America the right of first refusal on other property owned by Grantors adjacent to the land conveyed by this Warranty Deed.

The land is being acquired by the Department of the Interior, U.S. Fish and Wildlife Service.

The Grantor hereby covenants to and with the United States and its assigns, that Grantor is lawfully seized in fee simple of the above granted premises, has a good and lawful right and power to sell and convey the same, that the same are free and clear of all encumbrances, and that grantor will warrant and forever defend the title thereto and quiet possession thereof against demands of all persons whomsoever.

TO HAVE AND TO HOLD, the above granted and described premises, with all of its appurtenances, unto the UNITED STATES OF AMERICA and its assigns forever.

The purpose of this deed is to affect a boundary line adjustment between parcels of land owned by Grantors; it is not intended to create a separate parcel, and is therefore exempt from the requirements of RCW 58.17 and Skamania County Short Plat Ordinance. The property described in this deed cannot be segregated and sold without conforming to the State of Washington and Skamania County Subdivision laws.

IN WITNESS WHEREOF, we have hereunto executed this instrument this 29th day of MAY, 1996.

By: Tom Price  
Tom Price AKA Thomas William Price

By: M. Rebecca Price  
M. Rebecca Price

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ACKNOWLEDGEMENT

STATE OF WASHINGTON )  
County of SKAMANIA ) ss.

On MAY 29, 1990, before me, the undersigned, a Notary Public in and for the state of Washington, duly commissioned and sworn, personally appeared TOM PRICE AKA THOMAS WILLIAM PRICE and M. REBECCA PRICE personally known to me or proved to me on the basis of satisfactory evidence to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same.

WITNESS my hand and official seal.

Debi J. Barnum DEBI J. BARNUM  
(Signature)

