

127206

AFTER RECORDING MAIL TO:

KEYLANDS, INC.

PO BOX 1031

CAMAS, WA 98607

BOOK 162 PAGE 176

FILED
SKAMANIA COUNTY
CLARK COUNTY TITLE

JAN 29 10 02 AM '97

O'Leary
ATTORNEY
GARY M. OLSONFiled for Record at Request of
Clark County Title Company
Escrow Number: 49201JS

(FULFILLMENT)

Statutory Warranty Deed

Grantor(s): JIM L. CARROLL, AS HIS SEPARATE ESTATE; G.M. REINHART, AS
HIS SEPARATE ESTATE AND SHARLEEN JAMES, AS HER SEPARATE ESTATE, AS
TENANTS IN COMMON
Grantee(s): KEYLANDS, INC., A WASHINGTON CORPORATIONAbbreviated Legal: NE, SW, SECTION 31, TOWNSHIP 2 NORTH, RANGE 5 EAST
OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY.

Full Legal Description on Page 2

Assessor's Tax Parcel Number(s):

2-5-31-3-100, 101, 102, 103 and 104

THE GRANTOR JIM L. CARROLL, AS HIS SEPARATE ESTATE; G.M. REINHART, AS
HIS SEPARATE ESTATE AND SHARLEEN JAMES, AS HER SEPARATE ESTATE, AS
TENANTS IN COMMON

for and in consideration of IN FULFILLMENT OF REAL ESTATE CONTRACT

in hand paid, conveys and warrants to KEYLANDS, INC., A WASHINGTON CORPORATION

the following described real estate, situated in the County of SKAMANIA
See Attached Exhibit 'A'

State of Washington:

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated October
28, 1993, 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 Excise Tax was paid on this sale or stamped exempt on 12-09-93, Rec. No. 016281

Dated this 21 day of JANUARY, 1997

By Jim L. Carroll
JIM L. CARROLLBy G.M. Reinhart
G.M. REINHARTBy Sharleen James
SHARLEEN JAMES

By

STATE OF WASHINGTON
COUNTY OF CLARK

SS

I certify that I know or have satisfactory evidence that Jim L. Carroll and
G.M. Reinhartare the persons who appeared before me, and said persons acknowledged that they
signed this instrument and acknowledge it to be their free and voluntary act for the uses and
purposes mentioned in this instrument.Dated: January 21, 1997Notary Public In and for the State of Washington
Residing at Washington
My appointment expires: February 10, 1998WA
REAL ESTATE EXCISE TAXJAN 29 1997
PAID see ex 16281
JW
SKAMANIA COUNTY TREASURER

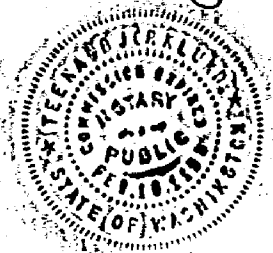
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BOOK 162 PAGE 177

STATE OF WASHINGTON)
COUNTY OF CLARK) SS

I certify that I know or have satisfactory evidence that Sharleen James
is the person who appeared before me, and said person acknowledged that she
signed this instrument and acknowledge it to be her free and voluntary act for the uses and
purposes mentioned in this instrument.
Dated: January 22 1997



John B. Berlin
Notary Public in and for the State of Washington
Residing at Washougal
My appointment expires February 18, 1998

EXHIBIT "A"

PARCEL I

Tract A

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

That portion of the Northeast quarter of the Southwest quarter of Section 31, Township 2 North, Range 5 East of the Willamette Meridian, Skamania County, Washington, lying Northeast of State Highway 140.

EXCEPT BEGINNING at an iron pipe with brass cap marked for the C-W 1/16 corner of said Section 31, thence South $01^{\circ}37'45''$ West along the West line of said Northeast quarter of the Southwest quarter a distance of 32.31 feet to an intersection with a fence line as it existed on March 27, 1990; thence South $87^{\circ}39'12''$ East along said fence line, a distance of 768.81 feet; thence North $57^{\circ}58'12''$ East 134.52 feet to a point on the North line of said Northeast quarter of the Southwest quarter; thence South $89^{\circ}30'26''$ West, 881.12 feet along said line to the point of beginning.

Tract B

A parcel within the Northeast quarter of the Southwest quarter and Southeast quarter of the Northwest quarter of Section 31, Township 2 North, Range 5 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

BEGINNING at an iron pipe with brass cap marked for the center of said Section 31, thence South $1^{\circ}39'43''$ West along the East line of said Northeast quarter of the Southwest quarter a distance of 70.89 feet to an intersection with a fenceline as it existed on March 27, 1990; thence South $89^{\circ}33'25''$ West along said fenceline, a distance of 552.20 feet; thence North $57^{\circ}58'12''$ East, 134.52 feet to a point on the East-West centerline of said Section 31; thence continuing on said line, North $57^{\circ}58'12''$ East, 95.52 feet to a point; thence South $02^{\circ}33'54''$ East, 362.27 feet to the point of beginning.

EXCEPT from the above Tracts A and B that portion lying within Lots 1, 2, 3, and 4 of SHORT PLATS, recorded in Book 3 of Short Plats, page 228, under Auditor's File No. 117439, records of Skamania County, Washington.

PARCEL II

Lots 1, 2, 3, and 4 of SHORT PLATS, recorded in Book 3 of Short Plats, page 228, under Auditor's File No. 117439, records of Skamania County, Washington.

Gary H. Martin, Skamania County Auditor
Date 1-25-99 Parcel B 2-5-31-2-100
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