

127320

BOOK 162 PAGE 544

FILED  
SKAMANIA COUNTY

FEB 12 1 22 PM '97

*P. Laury*  
AUDITOR  
GARY H. OLSON

RETURN ADDRESS:  
Skamania County

Please Print or Type Information.

Document Title(s) or transactions contained therein:

1. Statutory Warranty Deed
- 2.
- 3.
- 4.

GRANTOR(S) (Last name, first, then first name and initials)

1. Fredrick D. Morgan
- 2.
- 3.
- 4.

☐ Additional Names on page \_\_\_\_ of document.

GRANTEE(S) (Last name, first, then first name and initials)

1. Skamania County
- 2.
- 3.
- 4.

☐ Additional Names on page \_\_\_\_ of document.

LEGAL DESCRIPTION (Abbreviated: IE, Lot, Block, Plat or Section, Township, Range, Quarter/Quarter)

SW4 NW4 Section 31, Township 2 North, Range 5 East

☐ Complete legal on page 2 of document.

REFERENCE NUMBER(S) Of Documents assigned or released:

N/A

☐ Additional numbers on page \_\_\_\_ of document.

ASSESSOR'S PROPERTY TAX PARCEL/ACCOUNT NUMBER

02-05-31-2-0-1200-00

☐ Property Tax Parcel ID is not yet assigned.

☐ Additional parcel #'s on page \_\_\_\_ of document.

The Auditor/Recorder will rely on the information provided on the form. The Staff will not read the document to verify the accuracy or completeness of the indexing information.

Gary H. Martin, Skamania County Auditor  
Date 2/12/97 Parcel # 2-5-31-2-1200-00

Indexed ☒  
Filed ☒  
Recorded ☒  
Served ☒

BOOK 162 PAGE 545

File for record at request of

Name RICHARD LANGAddress P.O.B. 790City and State STEVENSON, WASHINGTON

## Statutory Warranty Deed

THE GRANTORS

FREDRICK D. MORGAN

for and in consideration of the sum of FOUR THOUSAND FOUR HUNDRED FIFTY-EIGHT AND 53/100 (\$4458.53) Dollars, in hand paid, conveys and warrants to SKAMANIA COUNTY the following described real estate, situated in the County of SKAMANIA, State of Washington:

SEE SCHEDULE "A" ATTACHED

18600  
REAL ESTATE EXCISE TAX

FEB 12 1997  
PAID \$7.07 + 2.38 + 11.41  
Ol. Deputies  
SKAMANIA COUNTY TREASURER

Dated this 27 Day of NOV, 1996

Fredrick D. Morgan (SEAL)  
FREDRICK D. MORGAN

STATE OF WASHINGTON )  
County of Clark ) ss.

On the day personally appeared before me FREDRICK D. MORGAN to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledge that he signed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 27<sup>th</sup> day of November, 1996.

Melissa McGuffin  
Notary Public in and for the State of Washington,

Residing at Vanc my term  
expires 10-15-98

P:\LANG\SWARTY

Gary H. Martin, Skamania County Assessor  
Date 1/12/97 Parcel B 2-5-3/1-2-1260-2-2



SCHEDULE "A" BOOK 162 PAGE 546  
LEGAL DESCRIPTION

Fredrick D. Morgan  
To  
Skamania County, Washington

A right-of-way as required for the county road known and designated Washougal River Road, County Road No. 11060, located in the southwest quarter, of the northwest quarter (SW 1/4, NW 1/4) of Section 31, Township 2 North, Range 5 East, W.M., in Skamania County, Washington.

Centerline Description

A right-of-way as required for the county road known and designated as Washougal River Road, County Road No. 11060, located in the southwest quarter of the northwest quarter (SW 1/4, NW 1/4) of Section 31, Township 2 North, Range 5 East, W.M., in Skamania County, Washington and in the southeast quarter, of the northeast quarter (SE 1/4, NE 1/4) of Section 36, Township 2 North, Range 4 East, W.M., Clark County, Washington. Commencing at the corner common to Sections 30 and 31, Township 2 North, Range 5 East, W.M., Skamania County, Washington and Sections 25 and 36, Township 2 North, Range 4 East, W.M., Clark County, Washington; thence along the west line of said Section 31, S 24°43'09" W, 2607.520 feet to the D.N.R. brass cap marking the W.C. to the quarter corner between Section 31, Township 2 North, Range 5 East, & Section 36, Township 2 North, Range 4 East, W.M.; thence N 60°40'22" W, 252.677 feet to the initial point herein described, said point being Station 466+50.00; thence S 68°00'50" E, 33.77 feet to Station 466+83.77 which is the P.C. of a 300 foot radius curve to the left; thence following said curve through a central angle of 33°33'08", 175.68 feet; thence N 78°26'02" E, 139.54 feet to Station 469+98.99 which is the P.C. of a 500 foot radius curve to the right; thence following said curve through a central angle of 6°10'08", 53.83 feet; thence N 84°36'10" E, 47.17 feet to Station 471+00.00 which is a point at the end of this described alignment. Said point lies N 58°22'08" E, 258.830 feet from the above described D.N.R. brass cap.

Right-of-way Description

A strip of land lying parallel and contiguous to the above described centerline. This strip of land lies to the left of said centerline and right of a line described as follows: Beginning at a point 30 feet left of Station 466+50; thence tapering to a point 40 feet left of P.C. Station 466+83.77; thence parallel to the above described centerline to Station 469+00; thence tapering to a point 65 feet left of P.T. Station 470+52.83; thence parallel to the above described centerline to Station 471+00, which is the End of Project Station for County Road Project No. 96-12; thence parallel to an extension of the last bearing on the above described centerline to Station 471+25.00; thence tapering to the existing right-of-way line at the extended Station 472+50.00.

All that portion lying within the grantor's real property. The net additional Right-of-way to be conveyed amounting to 0.215 acres, more or less, said conveyance shown in cross hatching on the attached diagram and labeled "A".

Gary H. Martin, Skamania County Assessor  
Date 2/12/97 Parcel # 2-5-31-2-1200 pta-y  
Bloufand dy

SEC. 31, T2N, R5E, W.M.

