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BOOK 166 PAGE 531

FILED FOR RECORD  
SKAMANIA CO. WASH  
BY SKAMANIA COUNTY

JUN 25 3 23 PM '97

*Olson*  
AUDITOR  
GARY M. OLSON

**AFTER RECORDING MAIL TO:**

Name Magers & Turcotte

Address 3 No. Florence Avenue

City/State Sarasota, FL 34237

Ref 20862

**Statutory Warranty Deed**

THE GRANTORDAN VOLKMER, a single person

for and in consideration of **TEN DOLLARS AND OTHER VALUABLE  
CONSIDERATION**

in hand paid, conveys and warrants to **ROBERT L. MAGERS and  
SHEILA TURCOTTE, husband and wife**

the following described real estate, situated in the County of Skamania

, State of Washington:

**Lots 1,2,3,4 and 5 Block 1 Roselawn Addition**

See page 2 for complete legal description



Assessor's Property Tax Parcel/Account Number(s): **03-07-36-3-4-2100-00**

Dated JUNE 17, 19 97

*Dan Volkmer*  
Dan Volkmer

PAID ☒  
DIRECT ☒  
FURNISHED ☐  
MAILED ☐

18875

REAL ESTATE EXCISE TAX

LPB-10 (11/96)

JUN 25 1997

PAID 1514.70

*sw*  
SKAMANIA COUNTY TREASURER

Gary H. Martin, Skamania County Assessor  
Date 6/25/97 Parcel # 03-07-36-3-4-2100-00

EXHIBIT A

Lots 1,2,3,4, and 5 Block 1, Roselawn Extension Addition to the Town of Stevenson, according to the recorded plat thereof, recorded in Book A of Plats, Page 65, in the County of Skamania, State of Washington.

EXCEPT that portion Conveyed to City of Stevenson by instrument recorded March, 28, 1985 in Book 84, Page 421.

Together with the following:

Beginning at the Northeast corner of Lot 1, Block 1, Roselawn Extension; thence North 20 degrees 52' 00" West a distance of 24.72 feet; thence North 89 degrees 22' 00" West parallel to the North line of said Block 1, a distance of 152.97 feet to the East line of Block 2; thence South 00 degrees 38' 00" West along said East line a distance of 23 feet to the North line of Block 1 of said Roselawn Extension thence South 89 degrees 22' 00" East along said North line a distance of 162.03 feet to the Point of Beginning.

SUBJECT TO:

1. Easement for Street Improvements and Utilities, including the terms and provisions thereof, recorded October 23, 1992, in Book 131, Page 631, Skamania County Deed Records.
2. Easements, including the terms and provisions thereof, recorded March 27, 1995, in Book 148, Page 931, Skamania County Deed Records.
3. Reserving unto the Grantor, a Sanitary Sewer Easement over the following:  
A 10.00 foot wide sanitary sewer easement for the benefit of Lots 9 and 10, Block 2, "Upper Cascades Addition to the Town of Stevenson" over, under and across the following described tract of land:  
Parcels 1,2,4,5 and 6 conveyed to Dan J. Volkmer by Warranty deed recorded June 29, 1995 in Book 150 of Deeds, at Page 809.  
The above described easement is reserved for future installation of a sewer pipeline. Said pipeline to be located Northerly of the existing buildings situated on the above described tract.  
A 10.00 foot wide sanitary sewer easement lying 5 feet on each side of an existing sewer pipeline servicing the existing building situated on Lots 11 and 12, Block 2, "Upper Cascades Addition to the Town of Stevenson" over, under and across the following described tract of land:  
Those portions of Parcels 1,2,5 and 6 conveyed to Dan J. Volkmer by Warranty deed recorded June 29, 1995 in Book 150 of Deeds, at Page 809 lying East of Parcel 3 conveyed to the City of Stevenson by Warranty deed recorded May 28, 1985 in Book 84 of Deeds at page 421.  
Cost and repair to be the responsibility of the user.

BOOK 166 PAGE 533

WYEAST SURVEYS

LEGAL DESCRIPTION

SANITARY SEWER EASEMENT

A 10.00 foot wide sanitary sewer easement lying 5 feet on each side of an existing sewer pipeline servicing the existing building situated on Lots 11 and 12, Block 2, "Upper Cascades Addition to the Town of Stevenson" over, under and across the following described tract of land:

Those portions of Parcels 1, 2, 5 and 6 conveyed to Dan J. Volkmer by warranty deed recorded June 29, 1995 in Book 150 of Deeds, at Page 809 lying East of Parcel 3 conveyed to the City of Stevenson by warranty deed recorded May 28, 1985 in Book 84 of Deeds, at page 421.

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WYEAST SURVEYS

PAGE 03

BOOK 166 PAGE 534

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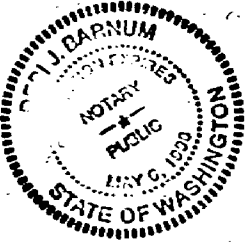
STATE OF WASHINGTON, }  
 County of SKAMANIA } ss

ACKNOWLEDGMENT - Individual

On this day personally appeared before me DAN VOLKMER

to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that DEBIT  
 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 23RD day of JUNE, 1997



Debi J. Barnum DEBI J. Barnum  
 Notary Public in and for the State of Washington,  
 residing at CAMAS  
 My appointment expires MAY 6, 1998

STATE OF WASHINGTON, }  
 County of \_\_\_\_\_ } ss

ACKNOWLEDGMENT - Corporate

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 (if any) is the corporate seal of said corporation.

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

\_\_\_\_\_  
 Notary Public in and for the State of Washington,  
 residing at \_\_\_\_\_  
 My appointment expires \_\_\_\_\_

This jurat is page \_\_\_\_\_ of \_\_\_\_\_ and is attached to \_\_\_\_\_ dated \_\_\_\_\_