

128659

BOOK 167 PAGE 152

AFTER RECORDING MAIL TO:  
JAMES L. CARLSON  
52 CAITHMAR PARK LANE  
WASHOUGAL, WA 98671

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

Jul 15 10 17 AM '97

*P. Leary*  
AUDITOR  
GARY M. OLSON

Filed for Record at Request of  
First American Title Insurance  
Escrow Number: 977601



First American Title  
Insurance Company

(FULFILLMENT)

## Statutory Warranty Deed

*SCR 20932*  
Grantor(s): DAVID L. WOOD AND ~~DIANNE~~ M. WOOD  
DIANNE

Grantee(s): JAMES L. CARLSON AND KATHYRN M. CARLSON

Abbreviated Legal: PTN NW 1/4 NW 1/4 S 34 T2N R5E

Full Legal Description on page(s): 2

Assessor's Tax Parcel Number(s): 02-05-34-2-0-0406-00 and FIRE PATROL

THE GRANTOR DAVID L. WOOD AND ~~DIANNE~~ M. WOOD husband and wife  
DIANNE

for and in consideration of FULFILLMENT OF REAL ESTATE CONTRACT  
in hand paid, conveys and warrants to JAMES L. CARLSON AND KATHYRN M. CARLSON,  
husband and wife

the following described real estate, situated in the County of SKAMANIA, State of Washington:  
SEE EXHIBIT "A" ATTACHED HERETO  
*page 2*

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated January 31, 1992 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 02/06/92, Rec. No. 112916  
Dated this 10 day of July, 1997 February 6, 1992 in Book 127, Page 266

By *David L. Wood* By *DIANNE M. WOOD*  
DAVID L. WOOD DIANNE

By *DIANNE M. WOOD* By *DIANNE*  
DIANNE M. WOOD

STATE OF WASHINGTON }  
COUNTY OF CLARK } SS

I certify that I know or have satisfactory evidence that DAVID L. WOOD  
~~DIANNE M. WOOD~~ DIANNE M. WOOD  
are the person s who appeared before me, and said person s 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: *July 10, 1997*

K. KIRK  
NOTARY PUBLIC  
STATE OF WASHINGTON  
COMMISSION EXPIRES  
FEBRUARY 9, 2000

*K. Kirk*  
K. KIRK  
Notary Public in and for the State of WASHINGTON  
Residing at VANCOUVER  
My appointment expires: 02/09/00  
REAL ESTATE EXCISE TAX NA

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JUL 15 1997

LPB-11

PAID *See ex 14788*

*SW*  
SKAMANIA COUNTY TREASURER

Gary H. Martin, Skamania County Auditor  
*Aug 2-15-97* Parcel # *02-05-34-2-00*

EXHIBIT "A"

A parcel of land in the Northwest Quarter of the Northwest Quarter of Section 34, Township 2 North, Range 5 East of the Willamette Meridian, Skamania County, Washington, described as follows:

BEGINNING At the Southeast corner of said Northwest Quarter of the Northwest Quarter of Section 34; thence North  $00^{\circ} 40' 49''$  West along the East line of said Northwest Quarter of the Northwest Quarter of Section 34, 516.10 feet to the true point of beginning; thence South  $77^{\circ} 12' 20''$  West along the North line of a 60 foot wide driveway 304.12 feet; thence North  $00^{\circ} 04' 04''$  West 122.70 feet; thence North  $75^{\circ} 19' 39''$  East 294.33 feet to a point on the West edge of the right of way of the Washougal River Road; thence South  $11^{\circ} 24' 55''$  East along the West edge of the right of way of said Road 84.46 feet to the East line of said Northwest Quarter of the Northwest Quarter of Section 34; thence South  $00^{\circ} 40' 49''$  East 45.77 feet to the true point of beginning.



Gary H. Martin, Skamania County Assessor

Dec 7-15-99 Parcel # 2-5-342-406