

128831

BOOK 167 PAGE 799

Return Address:

18936
REAL ESTATE EXCISE TAX

JUL 28 1997

PAID exempt
SWFILED FOR RECORD
SKAMANIA CO. WASHBY Arthur Beagle

Jul 31 5 42 PM '97

GARY M. OLSON
AUDITOR

Please Print or Type Information. SKAMANIA COUNTY TREASURER

Document Title(s) or transactions contained therein:

1. Quit Claim Deed
- 2.
- 3.
- 4.

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

1. Howard & Debra K. Rogers
- 2.
- 3.
- 4.

☐ Additional Names on page _____ of document.

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

1. Arthur C. Beagle & Andrea M. Beagle
- 2.
- 3.
- 4.

☐ Additional Names on page _____ of document.

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

1. Sol #3, High Country Estates Recorded in Book
2. 3, Page 135 records of
3. Skamania County WA
- 4.

☐ Complete legal on page _____ of document.

REFERENCE NUMBER(S) Of Documents assigned or released

☐ Additional numbers on page _____ of document.ASSESSOR'S PROPERTY TAX PARCEL/ACCOUNT NUMBER 7-5-15-4-3-600☐ 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 Assessor
 Date: 6-30-97 Parcel #: 7-5-15-4-3-600
 (initials)

167 800



SAFECO TITLE INSURANCE COMPANY

Filed for Record at Request of Arthur C. & Andrea M. Beagle

THIS SPACE RESERVED FOR RECORDER'S USE

NAME Arthur C. & Andrea M. Beagle

ADDRESS 7704 N.W. 61st Ave.

CITY AND STATE Yano, WA 98661

QUIT CLAIM DEED

THE GRANTOR Howard & Debra K. Rogers

for and in consideration of \$10.00

conveys and quit claims to Arthur C. & Andrea M. Beagle

the following described real estate, situated in the County of Skamania
State of Washington, including any after acquired title:
Lot #3, High Country Estates. Recorded in Book 3, Page 135 records of
Skamania County, Wa.

Attached: 2 pages covering easement, Recorded on April 19, 1994

All improvement included.

Dated May 1, 1997

Debra K. Rogers
(Individual)

By _____
(President)

By _____
(Secretary)

STATE OF WASHINGTON
COUNTY OF Clark

STATE OF WASHINGTON
COUNTY OF _____

On this day personally appeared before me
Roy A. Lee,

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 _____

to me known to be the individual described in and who
executed the within foregoing instrument, and acknowledged
that _____ and Debra K. Rogers
signed the same as _____
free and voluntary act and deed, for the uses and purposes
therein mentioned.

to me known to be the _____ President
and _____ Secretary, respectively, of

GIVEN under my hand and official seal this _____
day of May, 1997

the corporation that executed the foregoing instrument, and
acknowledged the said instrument to be the free and volun-
tary act and deed of said corporation, for the uses and pur-
poses therein mentioned, and on oath stated that _____

Roy A. Lee
Notary Public in and for the State of Washington, residing
at _____, Wa.

_____ authorized to execute the said
instrument and that the seal affixed 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 _____

ROY A. LEE
NOTARY PUBLIC
STATE OF WASHINGTON
COMMISSION EXPIRES
JANUARY 10, 1998

TL-S R32/76

Gary M. Morgan, Secretary
Date: 4-10-97
2-5-97-4-9-600

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125203

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Howard and Debra K. Rogers, husband and wife, hereinafter called Grantor, grants and conveys to Arthur C. Beagle, hereinafter called Grantee, a permanent, nonexclusive easement of 30 feet wide and approximately 328.87 feet long over the existing property line on the south border of Lot 3 of High Country Estates. This easement will run from the Southeast corner of Lot 3 and continue along the south border of the property to the Southwest corner of Lot 3 and a permanent nonexclusive easement of 20 feet on the Northwest property corner going South 250 feet past the road and well of Lot 2 in High Country Estates. The Grantor will have no claim on well or road.

The easement is granted subject to the following terms and conditions:

1. Said easement is appurtenant to and shall run with the following described real property now owned by Grantee in Skamania County, Washington:

The south half of the southwest quarter of Section 15, Township 7 North, Range 5 East, W.M.

2. Grantee, their agents, independent contractors and invitees, shall have the right to use and maintain the subject road for ordinary purposes of ingress to and egress from Grantee's above-described appurtenant real property.

3. This is not an exclusive easement, but is subject to the right of Grantor to use the subject road. Grantor and Grantees shall cooperate during periods of joint use so that each party's use shall cause a minimum of interference to the other.

4. Grantees may cut, trim and clear any trees or brush which might extend over the road or which might otherwise be hazardous to Grantees' use of said road.

5. This easement is granted subject to all prior easements or encumbrances of record. It shall inure to and bind the successors and assigns of the parties and shall constitute

Reviewed	✓
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Indexed	✓
Filed	✓
Dated	✓

OK

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covenants running with the said lands of Grantor and Grantees.

6. Grantees shall cause this instrument to be recorded in the office of the auditor of Skamania County, Washington and shall pay any and all excise taxes imposed on this transaction.

7. This easement supersedes all prior agreements and easements by and between the parties relating to the subject road.

Dated this 19th day of April 1994.

[Signature]

FILED FOR RECORD.
SKAMANIA CO. WASH
BY *Arthur Baugh*

MAY 6 2 59 PM '96
Olson
AUDITOR
GARY M. OLSON

[Signature]

subscribed and sworn to before me this 19 day
of April 1994
Notary Public in and for the State of Washington
Residing in April 24, 1997 My Commission
expires April 25, 1997

[Signature]
Linda M. Gunderson

