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AFTER RECORDING MAIL TO:

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P.O. Box 510
Stevenson WA 98648
(509) 427-5665

FILED FOR RECORD
SKAMIA CO. WASH
BY *Kielpinski & Woodrich*

FEB 20 4 01 PM '98

Garry
AUDITOR
GARY H. OLSON

Document Title(s) or transactions contained therein:

Statutory Warranty Deed

Grantor(s): [Last name first, then first name and initials]

Rollins, Eugene, Trustee of The Eugene Rollins Trust

☐ Additional names on page ___ of document

Grantee(s): [Last name first, then first name and initials]
REAL ESTATE EXCISE TAX

19327

Palodichuk, John, and
Palodichuk, Wanda,
husband and wife

☐ Additional names on page ___ of document

Abbreviated Legal Description: *Portion of Southeast Quarter, Southeast Quarter of Section 23, Township 4 North, Range 7 East*
SKAMIA COUNTY DEED or sec/twp/range/1/4/4)

Portion of Southeast Quarter, Southeast Quarter of Section 23, Township 4 North, Range 7 East

☐ Complete legal description is on page ___ of document

Reference Number(s) of Documents Assigned or Released: [Bk/Pg/Aud#]

☐ Additional numbers on page ___ of document

Assessor's Property Tax Parcel/Account Number(s):

04-07-23-3-4-0900-00

☐ Property Tax Parcel ID is not yet assigned

FILED
FEB 20 1998
SKAMIA COUNTY
AUDITOR
GARY H. OLSON

STATUTORY WARRANTY DEED

The Grantor, Eugene Rollins, Trustee of The Eugene Rollins Trust, for and in consideration of \$40,000.00 in hand paid, conveys and warrants to the Grantees, John Palodichuk and Wanda Palodichuk, husband and wife, the following described real estate, situated in the County of Skamania, State of Washington:

BEGINNING at a point 625 feet North of the Southwest corner of the Southeast Quarter of the Southeast Quarter (SE 1/4 SE 1/4) of Section 23, Township 4 North, Range 7 East of the Willamette Meridian; thence North 335 feet; thence West to the Wind River Highway; thence South 03°26' West along the East line of said Highway to a point due West of the point of beginning; thence East of the Point of Beginning.

TOGETHER WITH that certain 1957 35-foot Biltmor mobile home located thereon.

SUBJECT TO any reservations, restrictions, or easements of record;

RESERVING, however, to Grantor, the following:

1. A life estate in said property until the time of Grantor's death, or until such time as Grantor shall have been absent from the property continually for a period of two years, whichever shall occur first. Until the time of Grantor's death, or until such time as Grantor shall have been absent from the property continually for a period of two years, Grantor shall have the exclusive use and control of said property subject to the following exceptions:

- (a) Grantor agrees not to commit or to permit waste on the property;
- (b) Grantor agrees that no live standing timber shall be cut or removed;

Statutory Warranty Deed
Rollins to Palodichuk
Page 1

Gary M. Martin, Skamania County Assessor
Date 2/20/98 Paid \$24,233.34 0900 00
218

(c) Grantor agrees that no junk, refuse or debris shall be allowed to accumulate on the property.

2. The right of Grantor's representative to remove from the property all of Grantor's personal property except the 1957 35-foot Biltmor mobile home presently located there for a period of thirty days following Grantor's death.

Dated this 18th day of February, 1998.

Eugene V. Rollins

**EUGENE ROLLINS, Trustee
for The Eugene Rollins Trust**

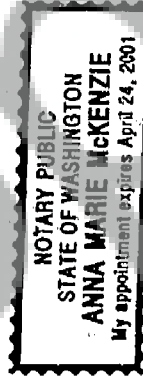
John Palodichuk
JOHN PALODICHUK

Wanda L. Palodichuk
WANDA PALODICHUK

STATE OF WASHINGTON)
) ss
County of Skamania)

I certify that I know or have satisfactory evidence that Eugene Rollins is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in the instrument.

Dated this 18th day of February, 1998.



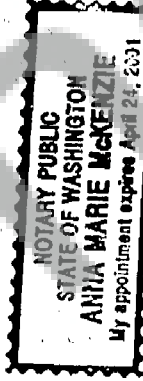
Anna Marie McKenzie
ANNAMARIE MCKENZIE,
Notary Public in and for the
State of Washington.
Commission expires: 04/24/01

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STATE OF WASHINGTON)
) ss
County of Skamania)

I certify that I know or have satisfactory evidence that John Palodichuk is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in the instrument.

Dated this 18th day of February, 1998.

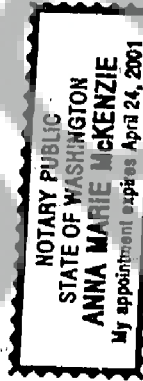


Anna Marie McKenzie
ANNA MARIE MCKENZIE,
Notary Public in and for the
State of Washington.
Commission expires: 04/24/01

STATE OF WASHINGTON)
) ss
County of Skamania)

I certify that I know or have satisfactory evidence that Wanda Palcdichuk is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in the instrument.

Dated this 18th day of February, 1998.



Anna Marie McKenzie
ANNA MARIE MCKENZIE,
Notary Public in and for the
State of Washington.
Commission expires: 04/24/01

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Rollins to Palcdichuk
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