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FILED FOR RECORD
SKAMANIA COUNTY, WASH.BY *Carolyn Cochran*

Feb 23 11 19 AM '93

W. B. Smith
AUDITOR

GARY M. OLSON

After recording, return to (Name, Address, Zip):

Elizabeth A. Perry, Attorney at Law

Landerholm, Memovich, et. al.

P.O. Box 1086

Vancouver WA 98666

NA
REAL ESTATE EXCISE TAX

FEB 2 1993

PAID *See ex 2068**JW*

SKAMANIA COUNTY TREASURER

DEED AND SELLER'S ASSIGNMENT OF REAL ESTATE CONTRACT

THE GRANTORS, FRED W. FRAZER and EVA K. FRAZER, husband and wife, for value received convey and warrant to FRED W. FRAZER, Trustee of the Frazer Family Trust dated Sept 19, 1997, as amended, the Grantee, the following described real estate, situated in Skamania County, State of Washington including any interest therein which grantor may hereafter acquire:

Section 21, Township 3 North, Range DEast, and legally described on Exhibit "A" (page 2) attached hereto.

and do hereby assign, transfer and set over to the grantee that certain real estate contract dated the 7th day of November, 1964, between FRED W. FRAZER and EVA K. FRAZER, husband and wife as seller and John B. McCourt and Dorothy Anne McCourt, husband and wife as purchaser for the sale and purchase of the above described real estate. The grantee hereby assumes and agrees to fulfill the conditions of said real estate contract.

The liability and obligations of Grantors to Grantee and Grantee's successors under the warranties contained herein shall be limited to the amount, nature and terms of any title insurance coverage available to Grantors under any title insurance policy. Grantors shall have no liability or obligations except to the extent that reimbursement for such liability or obligation is available to Grantors under any title insurance policy.

DATED this 19 day of September, 1997

Fred W. Frazer
FRED W. FRAZER, Grantor

Eva K. Frazer
EVA K. FRAZER, Grantor

Assessor's Parcel No.:

Real Estate Excise Tax paid on

8-9-73, under Receipt No. 2068

STATE OF WASHINGTON

)

Gary M. Morris, Skamania County Assessor

) SS.

Date 2/23/98 Parcel # 03 10 21 2 0 0800 00

County of Clark

)

EPD 03 10 21 3 0 0200 00
03 10 21 1 0 1300 00

I certify that I know or have satisfactory evidence that FRED W. FRAZER and EVA K. FRAZER are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in the instrument.

DATED: Sept 19, 1997

KATHLEEN R. ADAMS
STATE OF WASHINGTON
NOTARY PUBLIC

My Commission Expires 11-20-99

Delivery Accepted On:

Sept 19, 1997, 1997*Fred W. Frazer*

Trustee

Kathleen R. Adams
Notary Public in and for the State
of Washington, residing at Clark County.

My appointment expires: 11/20/99

EXHIBIT A

Real property located in Skamania County, State of Washington, and legally described as follows:

PARCEL NO. 1

The West Half of the Southeast Quarter of the Northwest Quarter (W $\frac{1}{2}$ SE $\frac{1}{4}$ NW $\frac{1}{4}$) EXCEPT the north 558 feet thereof; and the West Half of the Northeast Quarter of the Southwest Quarter (W $\frac{1}{2}$ NE $\frac{1}{4}$ SW $\frac{1}{4}$) EXCEPT that portion thereof lying southeasterly of the county road known and designated as the Underwood-Willard Highway; in Section 21, Township 3 North, Range 10 E. W. M.

PARCEL NO. 2

A tract of land situated in the East Half of the Southeast Quarter of the Northwest Quarter (E $\frac{1}{2}$ SE $\frac{1}{4}$ NW $\frac{1}{4}$) and in the East Half of the Northeast Quarter of the Southwest Quarter (E $\frac{1}{2}$ NE $\frac{1}{4}$ SW $\frac{1}{4}$) of Section 21, Township 3 North, Range 10 E. W. M., described as follows:

Beginning at the northwest corner of the E $\frac{1}{2}$ of the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of said Section 21 marked with a railroad iron, thence south 660 feet to the initial point of the tract hereby described; thence south 1,167.96 feet to the northerly line of the county road known and designated as the Underwood-Willard Highway; thence following the said highway north 70° 13' east 106.7 feet; thence north 66° 24' east 118.2 feet; thence north 12° 55' east 43.0 feet; thence north 22° 29' west 52.8 feet; thence north 51° 11' east 160.9 feet; thence north 89° 38' west 323.41 feet to the initial point.

PARCEL NO. 3

All that portion of the South Half of the Southwest Quarter of the Northeast Quarter (S $\frac{1}{2}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$) of section 21, township 3 north, range 10 E. W. M., lying northwesterly of the county road known and designated as the Underwood-Willard Highway, EXCEPT that portion thereof described as follows: Beginning at the intersection of the northwesterly right of way line of said highway with the north line of the S $\frac{1}{2}$ of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of the said Section 21, said point being 568.98 feet west of the northeast corner of the S $\frac{1}{2}$ of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of the said Section 21; thence following the north line of the S $\frac{1}{2}$ of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of the said Section 21 west 280 feet; thence south 185 feet, more or less, to a point north 100 feet from the northwesterly right of way line of said Underwood-Willard Highway; thence west 200 feet; thence south 225 feet, more or less, to the northwesterly right of way line of said highway; thence in a northeasterly direction following the northwesterly right of way line of said highway to the point of beginning.