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BOOK 175 PAGE 285

FILED FOR RECORD  
SPRINGFIELD, WASH  
BY SKAMANIA CO. TITLE

Apr 6 12 50 PM '98

*D. K. Melius*  
AUDITOR

GARY H. OLSON

Recording requested by and  
mail tax statements to:

CLIFFORD MCGUIRE  
c/o Corporate Service Center  
1475 Terminal Way, Suite E  
Reno, NV 89502

SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE

The undersigned, UTAH HOME & LOAN FINANCE, INC., as the owner and holder of the Note secured by Deed of Trust dated August 25th, 1995, made by CLIFFORD F. MCGUIRE, a single person, Trustor, to COLUMBIA TITLE COMPANY, Trustee, for UTAH HOME & LOAN FINANCE, INC., a Utah Corporation, Beneficiary, for the amount of Two Hundred Thousand Dollars (\$200,000.00), which Deed of Trust was recorded September 18, 1995 of Official Records of Skamania County, Washington, as Document 123212, Book 152, Page 175-177, and hereby substitutes DEREK ROWLEY as Trustee in lieu of the Trustee herein.

The legal description is a tract of land in the southwest quarter of the north-east Quarter of Section 29, Township 3 North, Range 8 East of the Williamette Meridian, in the County of Skamania, State of Washington, and as further described in full on page 2 of this deed of reconveyance.

DEREK ROWLEY hereby accepts said appointment as Trustee under the above Deed of Trust, and as successor Trustee, and pursuant to the request of said owner and holder and in accordance with the provisions of said Deed of Trust, does hereby RECONVEY WITHOUT WARRANTY, to the person or persons legally entitled thereto, all the estate now held by it under said Deed of Trust.

IN WITNESS WHEREOF the owner and holder above named, and DEREK ROWLEY as successor Trustee, has caused this instrument to be executed, each in its respective interest.

Dated: 4/3/98

Dated: 4/3/98

*Derek Rowley*  
DEREK ROWLEY, Successor/Trustee

By: DEREK ROWLEY, President  
UTAH HOME & LOAN FINANCE, INC., Owner

ACKNOWLEDGMENT

State of Nevada )  
County of Washoe ) ss.

On April 3, 1998 before me, D. K. Melius personally appeared DEREK ROWLEY, personally known to me (or person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.



Witness my hand and official seal.

*D. K. Melius*  
Notary Public

EXHIBIT A

## PARCEL 1

A tract of land in the Southwest Quarter of the Northeast Quarter of Section 29, Township 3 North, Range 8 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Beginning at the Southwest corner of the Northeast Quarter of Section 29, Township 3 North, Range 8 East of the Willamette Meridian: running thence North along the Quarter Section line to the Northwest corner of the Southwest Quarter of the Northeast Quarter of said Section; thence running East on the North line of the South Half of the Northeast Quarter until it intersects the present county road known as the Sprague Landing and Carson Road; thence following the meander of said county road in a Southwesterly direction to the intersection of said road with the West line of the Southeast Quarter of said Section 29, same Township and Range; thence North along said West line to the place of beginning.

EXCEPTING THEREFROM the following:

- A. Beginning at a point on the North line of the Southwest Quarter of the Northeast Quarter of Section 29, West 324.4 feet from the Northeast corner of the Southwest Quarter of the Northeast Quarter of said Section 29, thence South 18° 43' East, 440.6 feet; thence North 72° 20' East, 147 feet, more or less, to intersection with the center of the old county road known as Stevenson-Carson Road, now abandoned; thence Northerly along the center of said road 324.4 feet, more or less, to the North line of the Southwest Quarter of the Northeast Quarter of said Section 29; thence West 211.8 feet to the Point of Beginning.
- B. That portion thereof lying within the 300 feet strip of land acquired by the United States of America for the Bonneville Power Administration's electric power transmission lines.
- C. Lots 1 and 2 of Beaudry Short Plat recorded in Book 2, of Short Plats, Page 112 of Short, Skamania County Records.
- D. That portion conveyed to George M. Acker et. ux., by instruments recorded in Book 48, page 213 and in Book 59, page 238, Skamania County Deed Records.
- E. Beginning at a point on the north line of said Southwest Quarter of the Northeast Quarter lying North 89° 13' 54" West, 324.47 feet from the Northeast corner thereof, thence South 17° 59' 15" East, 441.73 feet to an Iron rod; thence South 68° 56' 49" West, 216.30 feet to the centerline of an easement for transmission lines and access, including the terms and provisions thereof, recorded in Book 51 at page 225 of Deeds; thence North 38° 40' 56" West, 645.81 feet to said North line of Southwest Quarter of the Northeast Quarter; thence South 89° 13' 54" East, 469.13 feet to the point of Beginning.
- G. That portion lying Northeasterly of the Centerline of the BPA Transmission Line Right of Way.

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