

133400

BOOK 183 PAGE 279

AFTER RECORDING MAIL TO:
 BRIAN HARDY
 412-W-35TH ST 11508 West Ave
 VANCOUVER, WA 98660
 98085

FILED
 SKAMANIA CO. TITLE
 Nov 16 10 04 AM '98
 GARY L. OLSON

Filed for Record at Request of
 Columbia Title Company
 Escrow Number: 21929

Statutory Warranty Deed

Grantor(s): HELMUT SPIEGL
 Grantee(s): BRIAN HARDY, ANANDA HARDY
 Abbreviated Legal: PORT. W2SW4 SEC15, T3N, R10E WM, records of SKAMANIA County
 Additional legal(s) on page: 2
 Assessor's Tax Parcel Number(s): 03-10-15-0-0-1000-00

THE GRANTOR HELMUT SPIEGL, a single person
 for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION
 in hand paid, conveys and warrants to BRIAN HARDY and ANANDA HARDY, husband and wife
 the following described real estate, situated in the County of SKAMANIA, State of Washington:
 PLEASE SEE EXHIBIT 'A' ATTACHED--

Gary H. Martin, Skamania County Assessor
 Date 11/16/98 Parcel 03-10-15-0-0-1000

REAL ESTATE EXCISE TAX

19857

NOV 16 1998

PAID 1228.80

W. G. ADAMS, Deputy
 SKAMANIA COUNTY TREASURER

Dated this 30th day of October 1998
 By Helmut Spiegel
 HELMUT SPIEGL

By _____
 PROVINCE
 STATE OF BRITISH COLUMBIA
 County of CANADA SS:

I certify that I know or have satisfactory evidence that Helmut Spiegel

is the person who appeared before me, and said person acknowledged that he
 signed this instrument and acknowledge it to be his free and voluntary act for the uses and purposes
 mentioned in this instrument.

Dated: October 30 1998

Notary Public in and for the State of British Columbia
 Residing at 1746-6th Ave, Vancouver, BC
 My appointment expires: August 31, 1999

AMANDA HUBBARD
 B.C. SOCIETY OF NOTARIES
 P.O. Box 630
 INVERMERE, B.C. V2M 1K8
 TELEPHONE 342-4404
 FAX 342-4404

EXHIBIT "A"

A parcel of land in the West half of the Southwest Quarter of Section 15, Township 3 North, Range 10 East of the Willamette Meridian in the County of Skamania, State of Washington, described as follows:

COMMENCING AT THE POINT OF BEGINNING which is a State of Washington brass cap monumenting the Southwest Corner of said Section 15; thence North 01°03'48" East along West line of said Section 15, a distance 576.12 feet to the centerline of Skamania County Cook-Underwood Road easement; thence continuing North 01°03'48" East along said West Line, a distance of 593.16 feet; thence South 88°25'24" East, a distance of 445.05 feet to the centerline of Skamania County Newell Road easement; thence Northeasterly 221.87 feet along said centerline, on a curve having a radius of 1130.04 feet and a central angle of 11°14'58" and being subtended by a chord which bears North 50°40'42" East 221.52 feet; thence continuing along said centerline North 65°10'01" East, a distance of 111.93 feet; thence South 01°50'11" West, a distance of 764.64 feet to the South right of way line of said Cook-Underwood Road; thence Southeasterly 228.43 feet along said Southline, on a curve having a radius of 1115.92 feet and a central angle of 11°43'43" and being subtended by a chord which bears South 68°38'51" East 228.03 feet; thence continuing along said Southline South 62°47'00" East, a distance of 426.04 feet; thence South 01°50'18" West parallel to the East Line of said West Half of Southwest Quarter, a distance of 339.03 feet to a point 30 feet North 88°22'25" West of the Southeast Corner of said South Half of the Southwest Quarter; thence North 88°22'25" West, along the South Line of said South Half of the Southwest Quarter a distance of 1295.92 feet more or less to the POINT OF BEGINNING.

EXCEPT that portion of the Cook-Underwood, Newell, Lacock-Kelchner, and any other unvacated Skamania County road easements that lie within this land description.

Subject To:

2. Potential Taxes, Penalties and interest incurred by reason of a change in the use or withdrawal from classified use of the herein described property. Notice of approval of such classified use, was given by the Skamania County Assessor, and is disclosed on the Tax Roll.
3. Rights of the public in and to that portion lying within the road.
4. Easement for Pipeline, including the terms and provisions thereof, recorded April 14, 1908 in Book L, Page 76, Skamania County Deed Records.
5. Easement for Pipeline, including the terms and provisions thereof, recorded September 13, 1909 in Book M, Page 36, Skamania County Deed Records.
6. Easement for Pipeline, including the terms and provisions thereof, recorded June 25, 1935 in Book Y, Page 235, Skamania County Deed Records.
7. Easement for Water Line, including the terms and provisions thereof, recorded June 7, 1920 in Book R, Page 592, Skamania County Deed Records.
8. Easement for Utilities, including the terms and provisions thereof, recorded January 7, 1924 in Book T, Page 471, Skamania County Deed Records.
9. Easement for Transmission Line, including the terms and provisions thereof, recorded December 19, 1972 in Book 64, Page 815, Auditors File No. 75620, Skamania County Deed Records.