

134600

BOOK 187 PAGE 506

AFTER RECORDING MAIL TO:

JOHN ALAN GRANHOLM
DONNA KAY GRANHOLM
C/O S RAND
11001 Silver Star Drive
Washougal, WA 98671

REAL ESTATE EXCISE TAX

NA

MAR 18 1999

PAID NA

SW

SKAMANIA COUNTY TREASURER

FILED FOR RECORD
SKAMANIA CO. WASH
BY End Dolores Rand

MAR 18 2 54 PM '99

DeWry
AUDITOR
GARY H. OLSON

DEED OF EASEMENT

THE GRANTOR, ROBERT BROWN, an unmarried man, for and in consideration of Ten Dollars (\$10.00) and other valuable consideration in hand paid, grants to JOHN ALAN GRANHOLM AND DONNA KAY GRANHOLM, husband and wife, their heirs and assigns, a non-exclusive easement thirty (30) feet in width, fifteen (15) feet on each side of centerline, as described below for purposes of ingress, egress, and utilities. This easement is intended to benefit and is appurtenant to the following dominant estate, situated in the County of Skamania, State of Washington:

Dominant Estate:

A tract of land located in the West Two-thirds of the South Half of the South Half (W $\frac{2}{3}$ S $\frac{1}{2}$ S $\frac{1}{2}$) of Section 33, Township 2 North, Range 5 E. W. M., described as follows:

Beginning at the intersection of the north line of the S $\frac{1}{2}$ of the S $\frac{1}{2}$ of the said Section 33 with the center line of County Road No. 1213 designated as the Salmon Falls Road as presently constructed and established; thence west along said north line 538 feet to the initial point of the tract hereby described; thence south 626.13 feet; thence west 417.42 feet; thence north 626.13 feet to said north line; thence east along said north line 417.42 feet to the initial point;

TOGETHER WITH an easement and right of way for a private access road 20 feet in width along the course of an existing road connecting with County Road No. 1213 aforesaid;

RESERVING to the grantor, his heirs and assigns, an easement and right of way 20 feet in width for the use of said access road and its existing extension over and across the above described tract.

Centerline Description

A 30 foot non-exclusive easement for ingress, egress, and utilities in the Southwest quarter of the Southeast quarter of Section 33, Township 2 North, Range 5 East, Willamette Meridian, Skamania County, Washington, the centerline of which is described as follows:

BEGINNING at a 1 inch iron pipe with brass cap marking the Southwest corner of the Northeast

quarter of the Southwest quarter of Section 33, as shown in the "Daniel Miu Short Plat", as recorded in Book 3 of Short Plats, page 329, Skamania County Auditor's Records (said point being the Southwest corner of Lot 2 of the "Daniel Miu Short Plat"); thence South 89° 16' 16" East, along the South line of the Northeast quarter of the Southwest quarter of section 33, and along the South line of said Lot 2, for a distance of 1559.03 feet to the TRUE POINT OF BEGINNING of the 30 foot easement centerline to be described (the sidelines of said easement shall be lengthened or shortened, so as to originate on the South line of the Northeast quarter of the Southwest quarter of Section 33); thence South 69° 15' 00" West, 44.56 feet; thence, along the arc of a 105 foot radius curve to the right, through a central angle of 40° 50' 00", for an arc distance of 74.68 feet, thence North 70° 00' 00" West, 53.70 feet to the South line of the Northeast quarter of the Southwest quarter of Section 33 and the terminus of the above described 30 foot easement centerline at a point which bears South 89° 16' 16" East, 1393.78 feet from the 1 inch iron pipe with brass cap marking the Southwest corner of the Northeast quarter of the Southwest quarter of Section 33 (the sidelines of said easement shall be lengthened or shortened so as to terminate on the South line of the Northeast quarter of the Southwest quarter of Section 33).



ROBERT BROWN

STATE OF OREGON)
 : ss
County of Multnomah)

On this day personally appeared before me Robert Brown, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 22nd day of January, 1999.




NOTARY PUBLIC in and for the State of Oregon,
residing at _____
My appointment expires on _____