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First American Title

Insurance Company

SEARARIA CO, ITTLE

Ju 22 3 00 Fm 53 Oxasny

AFTER RECORDING MAIL TO:

REAL ESTATE EXCISE TAX

Mr. & Mrs. O'Meara

Address_ 13211 SE 26th St.

-**20316** JUL 2 1999

City/State Vancouver WA. 98683 F- 22 705

PAID.

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JW

SKAMANIA COUNTY TREASURES Statutory Warranty Deed

THE GRANTOR DOROTHY J. NICHOLSON & RUTH E. WELCHES, BOTH SINGLE WOMAN

for and in consideration of Ten Dollars and Any other Valuable Considerations

in hand paid, conveys and warrants to PATRICK J. O'MEARA & PATRICIA O'MEARA , HUSBAND AND WIFE

(this space for title company use only)

the following described real estate, situated in the County of

Skamania Abbreviated Legal; SW 1/4 of S 26, T2N, R5E

, State of Washington: second ly Mirect

Full Legal is on Page 2

SPECIAL EXCEPTIONS

- Rights of others thereto entitled in and to the continued uninterrupted flow of WASHOUGAL RIVER, and rights of upper and lower riparian owners in and to the use of the waters and the natural flow thereof.
- 2 Any adverse claims based upon the assertion that WASHOUGAL RIVER has moved.
- Easement for Bridge & Transmission liens including the terms and provisions. thereof recorded June 11, 1935 in Book Y, Page 217.
- 4 Well Agreement & Easement including the terms and provisions thereof recorded September 21, 1983 in Book 82, Page 701.

SPECIAL EXCEPTIONS CONTINUED

Assessor's Property Tax Parcel/Account Number(s): 02-05-26-0-0-1200-00

Gary H. Martin, Stemania County As 19 99 Date 7/22/97 2-5-26-1200

Dorothy J. Nicholson

Ruth E. Welches

LPB-10 (11/96)

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SPECIAL EXCEPTIONS:

FULL LEGAL:

- 5 Conditions & Restricitons, including the terms and provisions thereof recorded in Book 30, Page 183.
- 6 Conditions & Restricitons including the terms and provisions thereof recorded in Book 30, Page 236.
- 7 Right of Way for Roads & Existing Power Lines including the terms and provisions thereof recorded in Book 55, Page 455.

Gary H. Martin, Skamania County Assessor

Date 7/22/55 Percet # 2-5-24-12-62

A tract of land located in the Northwest quarter of the Southwest quarter of Section 26, Township 2 North, Range 5 East of the Willamette Meridian, described as follows:

Beginning at a point on the West line of said Section 26 which is South 592.6 feet from the corner common to Sections 26 and 27 of the aforesaid Township and Range; thence South 67° 53' East 91.2 feet to the initial point of the tract herein described (said point being the Northwesterly corner of the tract conveyed to Edwin C. Dexter, et ux, by Deed recorded in Volume 58, page 192, Deed Records of said County); thence South 67° 53' East to a point on the meander line of the Washougal River; thence Southerly along the meander line of said river 100 feet; thence North 67° 53' West 300 feet to the Westerly line of the aforesaid Edwin C. Dexter tract; thence Northerly along the Westerly line of said tract 100 feet, more or less, to the initial point of beginning.

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On this day priorably appeared before me DOWNY J. MUNDSON 4 Do the individually appeared before me DOWNY J. MUNDSON 4 Do the individually appeared before me DOWNY J. MUNDSON 4 Bo the individually appeared before me DOWNY J. MUNDSON 4 Bo the individually appeared before me DOWNY J. MUNDSON 4 GIVEN under my hand and official seal this 19 H. SERVING DEER 1. NOTABY PUBLIC SOME DEER 1. NOTABY PUBLIC SOME DEER 1. NOTABY Notary Pablic in and for the State of Washington, resilient at WINDSON 5 COUNTY of J. D. Down 10 De the President and sworn, personally appeared sound to me Loon in to be the President and Secretary, respectively, of the composition of the said instrument to be the free and voluntary at and deed of and corporation, for the uses and purposes therein mentioned, and on each start difficult of said instrument to be the free and voluntary at and deed of and corporation, for the uses and purposes therein mentioned, and on each start difficult in and for the State of Washington. Witness my hand and official seal hereto affixed the skay and year first above written. Notary Pablic in and for the State of Washington, residing at My appointment expires My appoint	STATE OF WASHINGTON.	} ss.	ACKNOWLEDGMENT - Individual
to be the individual(s) described in and who executed the within and feregoing instrument, and a knowledged that ### free and voluntary act and deed, for the uses and purposes therein mention of GIVEN under my hand and official seal this	County of SKIM: UNIX	Opalbit 1	Aichales.
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STATE OF WASHINGTON, County of On thisday of	JULA SEAMA		
STATE OF WASHINGTON. County of On this day of		0/	
On this day of	OF WASHING	residing at	stevenson
On this day of			
On thisday of	STATE OF WASHINGTON	1 100	ACKNOWLEDGMENT : Comprete
Washington, duly commissioned and sworn, personally appeared and to me known to be the President and Secretary, respectively, of the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that authorized to execute the said instrument and that the seal affixed (if any) is the corporate seal of said corporation. Witness my hand and official seal hereto affixed the day and year first above written. Notary Public in and for the State of Washington, residing at My appointment expires	7.,	1 00	notato it EED directi - Corporate
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