

137829

BOOK 198 PAGE 166

FILED
SKAMANIA CO. WASH
MAR 11 2 20 PM '00

AMOSER

GARY L. NELSON

AFTER RECORDING MAIL TO:

Name PATRICK AND CHERYL BROWN

Address 423 KANAKA CREEK ROAD

City, State, Zip STEVENSON, WA 98648

(FULFILLMENT)
Statutory Warranty Deed

THE GRANTOR CHARLES S. WORTENDYKE AND CAROLYN L. WORTENDYKE, HUSBAND AND WIFE for and in consideration of Fulfillment of Real Estate Contract, conveys and warrants to PATRICK W. BROWN AND CHERYL L. BROWN, HUSBAND AND WIFE the following described real estate, situated in the County of SKAMANIA, State of Washington:

ABBREVIATED LEGAL: THE FOLLOWING TRACTS OF LAND IN THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 36, TOWNSHIP 3 NORTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON.

SEE EXHIBIT "A" AS ATTACHED HERETO AND MADE A PART HEREOF FOR FULL LEGAL DESCRIPTION, page 2

TAX PARCEL #: 03-07-36-2-4-0400 AND 03-07-36-2-4-0401

For my use
Recorded in
Book
Page
Filed
Es. Sec.

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated OCTOBER 30, 1987, and conditioned for the conveyance of the above described property, and the covenants of warranty herein contained shall not apply to any title, interest or encumbrance arising by, through or under the purchaser in said contract, and shall not apply to any taxes, assessments or other charges levied, assessed or becoming due subsequent to the date of said contract. RECORDED 10-30-1987 in B 107 p 234

Real Estate Sales Tax was paid on this sale or stamped exempt on OCTOBER 30, 1987, Rec. No. 11640

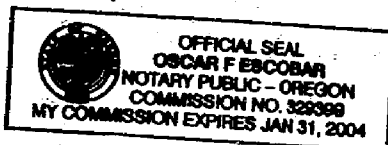
Dated this 24 day of FEBRUARY 2000 Gary H. Martin, Skamania County Assessor
REAL ESTATE EXCISE TAX N/A Date 2/4/00 Parcel # 301

APR 11 2000
PAID ALL EXCISE #11640 DT
10-30-87
W. Gerson, Deputy
SKAMANIA COUNTY TREASURER
STATE OF WASHINGTON
COUNTY OF WASHINGTON } ss

Carolyn L. Wortendyke
CAROLYN L. WORTENDYKE

I certify that I know or have satisfactory evidence that CHARLES S. WORTENDYKE AND CAROLYN L. WORTENDYKE 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 this instrument.

Dated: FEBRUARY 24th, 2000



Oscar F. Escobar
Notary Public in and for the State of Washington
Residing at HENARD, OR
My appointment expires: 1/31/2004

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL I

COMMENCING AT A POINT ON THE EAST SIDE OF KANAKA CREEK ROAD, WHICH IS THE SOUTHWEST CORNER OF LOT 3 OF STEVENSON PARK ADDITION AS RECORDED AND FILED WITH THE AUDITOR OF SKAMANIA COUNTY; THENCE NORTHWESTERLY ALONG THE EAST SIDE OF KANAKA CREEK ROAD TO A POINT 50 FEET SOUTH OF THE NORTH BOUNDARY OF SAID LOT 3; THENCE EAST TO THE CENTER OF KANAKA CREEK; THENCE SOUTHEASTERLY ALONG THE CENTER OF KANAKA CREEK TO THE SOUTH LINE OF SAID LOT 3; THENCE WEST ALONG THE SOUTH LINE OF SAID LOT 3 OF STEVENSON PARK ADDITION TO THE BEGINNING.

EXCEPTING THAT PORTION LYING WITHIN KANAKA CREEK ROAD

PARCEL II

COMMENCING AT A POINT ON THE NORTH LINE OF THE SUBDIVISION OF LOT 8 OF STEVENSON PARK ADDITION AS RECORDED IN BOOK A OF PLATS, PAGE 70, WHICH POINT IS 50 FEET EAST WHEN MEASURED PERPENDICULAR TO THE WEST LINE OF THE HENRY SHEPARD D.L.C.; THENCE SOUTH TO THE NORTH LINE OF ROOSEVELT STREET; THENCE EASTERLY ALONG THE NORTH LINE OF ROOSEVELT STREET TO THE WESTERLY LINE OF KANAKA CREEK ROAD; THENCE NORTHWESTERLY ALONG THE WESTERLY LINE OF KANAKA CREEK ROAD TO ITS INTERSECTION WITH THE SOUTHERLY LINE OF GROPPER ROAD; THENCE WESTERLY ALONG THE SOUTHERLY LINE OF GROPPER ROAD TO ITS INTERSECTION WITH THE WEST LINE OF THE SHEPARD D.L.C.; THENCE SOUTH ALONG SAID WEST LINE TO A POINT 677.71 FEET SOUTH OF THE NORTHWEST CORNER OF SAID D.L.C.; THENCE EAST 50 FEET; THENCE SOUTH TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM THE FOLLOWING TWO PARCELS;

A. THAT PARCEL CONVEYED TO MONTIE COLDWELL BY INSTRUMENT RECORDED JUNE 19, 1941 IN BOOK 28, PAGE 354.

B. THAT PARCEL CONVEYED TO SCHOOL DISTRICT NO. 3 BY INSTRUMENT RECORDED DECEMBER 12, 1967 IN BOOK 58, PAGE 223

OREGON HEALTH DIVISION
CENTER FOR HEALTH STATISTICS

BOOK 198 PAGE 1

ORIGINAL - VITAL STATISTICS COPY

45-2 REV 1-80



I CERTIFY THAT THIS IS A TRUE, FULL AND CORRECT COPY OF THE ORIGINAL CERTIFICATE OR THE VITAL RECORD FACTS ON FILE IN THE VITAL RECORDS UNIT OF THE OREGON HEALTH DIVISION.

DATE ISSUED:

MAR 28 2000

THIS COPY NOT VALID WITHOUT INTAGLIO STATE SEAL AND BORDER

ANY ALTERATION OR ERASURE VOIDS THIS CERTIFICATE

Carol A. Sanders
CAROL A. SANDERS
STATE REGISTRAR