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BOOK 203 PAGE 205

FILED FOR RECORD
SKAMANIA CO. WASH
BY Jerry Carter

Oct 3 3 59 PM '00
AUDITOR
GARY H. OLSON

RETURN ADDRESS:
TEDDI MIDLAND
SKAMANIA COUNTY DEPT. of PUBLIC WORKS
COURTHOUSE ANNEX
P.O.B. 790
STEVENSON, WASHINGTON
98648

Please Print or Type Information.

Document Title(s) or transactions contained therein:
1. SPECIAL RIGHT-OF-WAY USE PERMIT
2.
3.
4.

REAL ESTATE EXCISE TAX
N/A
OCT - 3 2000
PAID N/A
Warren, Deputy
SKAMANIA COUNTY TREASURER

GRANTOR(S) (Last name, first, then first name and initials)
1. SKAMANIA COUNTY
2.
3.
4.
[ ] Additional Names on page _____ of document.

SKAMANIA COUNTY
TREASURER'S OFFICE
PAID
OCT - 3 2000
Saundra Willing
Treasurer

GRANTEE(S) (Last name, first, then first name and initials)
1. CARTER, JERRY
2. CARTER, MARY LOUISE
3.
4.
[ ] Additional Names on page _____ of document.

LEGAL DESCRIPTION (Abbreviated: I.E., Lot, Block, Plat or Section, Township, Range, Quarter/Quarter)
SE 1/4 of Section 17, Township 3 North, Range 8 East
Legal
[ ] Additional Names on page 3 of document.

REFERENCE NUMBER(S) Of Documents assigned or released:

[ ] Additional Names on page _____ of document.

ASSESSOR'S PROPERTY TAX PARCEL/ACCOUNT NUMBER 3(1) 10-3-00
03-08-17-4-0-0802-00

[ ] Property Tax Parcel ID is not yet assigned.
[ ] Additional Names on page _____ of document.

The Auditor/Recorder will rely on the information provided on the form. The Staff will not read the document to verify the accuracy or completeness of the indexing information.

Unofficial Document

BOOK 203 PAGE 206

SKAMANIA COUNTY, WASHINGTON
Road Department

No. 92135-2000

SPECIAL RIGHT-OF-WAY USE PERMIT

Subject to all the terms, conditions, and provisions written or printed below or on any part of this form.

PERMISSION IS HEREBY GRANTED TO Jerry Carter
2391 Wind River Road, Carson, WA 98610

To: Use a portion of the road-right-of-way to aid equipment use and to landscape property.

Conditions of Permit:

1. No plantings shall be on the fill slope. Trees must be at the base of fill and shall also not effect the walking path.
2. Trees limbs shall be trimmed as required by the County Engineer, to prevent them from reaching the edge of the shoulder or hindering the designed use of the path.
3. The conditions shall be recorded with the current owner's property deed. Any exchange in land ownership will convey these conditions to the buyers. If the buyer does not agree to these conditions, seller shall remove the trees from the Rights of Way at the seller's expense.
4. If these conditions are not met, and Skamania County has to do the required maintenance, the property owner shall pay Skamania County for all associated costs.
5. In the event the proposed planting interfere with any roadway expansion, the property owner shall remove all the trees effected at their expense.
6. These conditions shall be an ecumbrance to tax parcel 03-08-17-4-0-0802-00, as attached deed recorded in Auditor's Office under Volume 77 at Page 981.

IF APPROVAL FROM ANY OTHER DEPARTMENT OR AGENCY IS NECESSARY, IT IS THE RESPONSIBILITY OF THE PARTY OR PARTIES GRANTED THIS PERMIT TO OBTAIN.

All special use shall be in compliance with the specific county and state regulations concerning such usage.

At any time the County finds is necessary to use the road right of way involved, the permittee shall return said right of way to its original configuration within thirty days. The permittee shall in all cases be notified of Special Use Permit termination in writing and such written notice shall specify the needed right of way restoration and timing.

No work shall be done under this permit until the party or parties to whom it is granted shall have communicated with the Skamania County Engineer's Office forth-eight (48) hours prior to the start of construction.

Permittee shall notify the Skamania County Engineer's Office twenty-four (24) hours prior to completion of work for final inspection by the Skamania County Engineer's Office.

Dated at _____ **this** 3RD **day of** OCTOBER, 2000

Skamania County Engineer

By: [signature]

N/A
Planning Department **Date**
Approved for Construction if Applicable

(OVER)

Unofficial Document

(OVER)

GENERAL PROVISIONS APPLICABLE TO ALL PERMITS

A bond in the amount of $_____ is required for the protection of Shamania County as set forth in the terms of the bond.

During the progress of the work such barriers shall be erected and maintained as may be necessary or as may be directed for the protection of the traveling public; the barriers shall be properly lighted at night.

In accepting this permit the petitioner, his successors and assigns, agrees to protect Shamania County and save it harmless from all claims, actions or damages of every kind and description which may accrue to or be suffered by any person or persons, corporation or property by reason of the performance of any such work, character of materials used or manner of installation, maintenance and operation or by the improper occupancy of rights of way or public place or public structure, and in case any suit or action is brought against said Shamania County for damages arising out of or by reason of any of the above causes, the petitioner, his successors or assigns will upon notice to his or them of commencement of such action, defend the same at his or their own sole cost and expense and will satisfy any judgement after the said suit or action shall have finally been determined if adverse to Shamania County.

Except as herein authorized, no excavation shall be made or obstacle placed within the limits of a county road in such a manner as to interfere with the travel over said road.

Except as herein authorized, no excavation shall be made or obstacle placed within four (4) feet of the edge of the pavement.

If the work done under this permit interferes in any way with the drainage of the county roads, the grantee shall finally and at his own expense make such provision as the engineer may direct to take care of said drainage.

On completion of said work herein contemplated all rubbish and debris shall be immediately removed and the roadway and roadside shall be left neat and presentable and satisfactory to the engineer.

All of the work herein contemplated shall be done under the supervision and to the satisfaction of the County Road Engineer and the entire expense of said supervision shall be borne by the party or parties to whom this permit is issued.

The County Commissioners hereby reserve the right to order the change of location or the removal of any structure or structures authorized by this permit at any time, said change or removal to be made at the sole expense of the party or parties to who this permit is issued, or their successors and assigns.

All such changes, reconstruction or relocation by the grantees shall be done in such manner as will cause the least interference with any of the county's work and Shamania County shall in no wise be held liable for any damage to the grantee by reason of any such work by Shamania County, its agents or representatives, or by the exercise of any rights by the County upon the roads, streets, public places or structures in question.

This permit or privilege shall not be deemed or held to be an exclusive one and shall not prohibit the County from granting other permits or franchise rights of like or other nature to other public or private utilities, nor shall it prevent the County from using any of its roads, streets, or public places, or affect its right to full supervision and control over all or any part of them, none of which is hereby surrendered.

The County Commissioners may revoke, annul, change, amend, amplify, or terminate this permit or any of the conditions herein enumerated if grantee fails to comply with any or all of its provisions, requirements or regulations as herein set forth or thru willful or unreasonable neglect, fails to heed or comply with notices given or if the utility herein granted is not installed or operated and maintained in conformity herewith or at all or for any cause or reason whatsoever.

The party or parties to whom this permit is issued shall maintain at his or their sole expense the structure or object for which this permit is granted in a condition satisfactory to the County Road Engineer.

In accepting this permit the grantee, his successors and assigns, agree that any damage or injury done to the property of the grantee or any expense incurred by him through the operation of a contractor, working for the County or of any County employee shall be the sole expense of the grantee, his successors or assigns.

_____, the undersigned, hereby accept this permit subject to the terms and conditions as herein set forth.

Dated this _____ day of Oct 3, 20 00

x Jerry Carter

Jerry Carter

UNOFFICIAL COPY

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BOOK 77 PAGE 283

SAFECO 90426

Filed for Record at Request of

NAME Jerry Carter

ADDRESS P. O. Box 327

CITY AND STATE Carson, Washington 98610

SAFECO TITLE INSURANCE COMPANY

THIS SPACE RESERVED FOR RECORDER'S USE
STATE OF WASHINGTON } ss.
COUNTY OF SKAMANIA

I HEREBY CERTIFY THAT THE WITHIN
INSTRUMENT OF WRITING WAS FILED BY
Jerry Carter
OF Carson, Wa
AT 11:04 A. M. P. M. ON 80
WAS RECORDED IN BOOK 77
OF Deeds AT PAGE 283
RECORDS OF SKAMANIA COUNTY, WASH.
W. P. Todd
COUNTY AUDITOR
By B Babcock

STATUTORY
WARRANTY DEED

THE GRANTORS RAY IRWIN and VIRGINIA L. IRWIN, husband and wife,

for and in consideration of Eight Hundred and No/100 ($800.00) Dollars

in hand paid, c veys and warrants to JERRY CARTER and MARY LOUISE CARTER, husband and wife,

the following described real estate, situated in the County of Skamania, State of Washington:

A tract of land located in the Southeast Quarter ($SE\frac{1}{4}$) of Section 17, T. 3 N., R. 8 E. W. M., described as follows:

Commencing at the southwest corner of the Southeast Quarter ($SE\frac{1}{4}$) of Section 17, Township 3 North, Range 8 E. W. M.; thence north 01° 18' 56" east along the west line of said $SE\frac{1}{4}$ 716.8 feet; thence south 89° 34' 17" east parallel to the south line of said $SE\frac{1}{4}$ 664.5 feet; thence north 01° 18' 56" east parallel to the west line of said $SE\frac{1}{4}$ 1,126.53 feet to the point of beginning; thence continuing north 01° 18' 56" east 238.17 feet to the westerly right-of-way of State Highway S-C and a 5,654.58 foot radius curve to the right the tangent of which at that point bears south 24° 37' 36" east; thence around said 5,654.58 foot radius curve to the right a distance of 254.42 feet to a point which bears south 88° 29' 49" east from the point of beginning; thence north 88° 39' 49" west 106.12 feet to the point of beginning; said tract containing 0.3 acre, more or less.

INDEXED:
DISTRICT:
RECORDED:
COMPARED
MAILED

No. 7390

TRANSACTION EXCISE TAX
MAR 12 '90
Amount Paid $ 2.00
Skamania County Treasurer
By

Dated March 12th, 19 90

Ray Irwin
Virginia L. Irwin
(Individual)

90426

STATE OF WASHINGTON
COUNTY OF SKAMANIA } ss.

On this day personally appeared before me RAY IRWIN and VIRGINIA L. IRWIN, husband and wife,

to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

STATE OF WASHINGTON
COUNTY OF } ss.

On this day of , 19 , before me, the undersigned, a Notary Public in and for the State of 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