

140769

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FILED FOR RECORD  
SKAMANIA CO. WASH  
BY CLARK COUNTY TITLE

APR 9 12 58 PM '01

*G. M. Olson*  
AUDITOR  
GARY M. OLSON

**RETURN ADDRESS:**

Clark County Title Company  
1400 Washington Street  
Suite 100  
Vancouver, WA 98660

*Please print or type information*

**Document Title(s) (or transactions contained therein):**

1. Special Power of Attorney
- 2.
- 3.
- 4.

**Reference Number(s) of Documents:**

**Grantor(s) (Last name first, then first name and initials)**

1. Michael G. Cannon
- 2.
- 3.
- 4.
5. ☐ Additional names on page of document.

**Grantee(s) (Last name first, then first name and initials)**

1. Colbert H. Cannon
- 2.
- 3.
- 4.
5. ☐ Additional names on page of document.

**TRUSTEE:**

1.

**Legal description (abbreviated: i.e. lot, block, plat or section, township, range)**

A portion of Government Lot 2, Section 34, Township 2 North, Range 6 East, Willamette Meridian, Skamania County, Washington and more particularly described as:

Lot 1 of HAZARD SHORT PLAT NO. 1, as recorded in Book 3 of Short Plats, page 20, Skamania County, Washington, filed November 23, 1981.

EXCEPT that portion conveyed to the Columbia River Gorge National Scenic Area by Deed recorded in Book 111, page 390, records of Skamania County, Washington.

TOGETHER WITH Shorelands of the second class conveyed by the State of Washington fronting and abutting said tract:

AND TOGETHER WITH a private access road 20 feet in width connecting with County Road No. 1016 designated as the Skamania Landing Road.

☐ Additional legal on page of document.

**Assessor's Property Tax Parcel/Account Number**  
02-06-34-0-0-1801

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NONSTANDARD RECORDING FORM

I am requesting an emergency nonstandard recording for an additional \$50.00 fee as provided in RCW 36.18.010. I understand that the recording processing requirements may cover up or otherwise obscure some part of the text of the original document.

This will be considered an additional page to your document and as such will be charged accordingly.

Signature

Preparer

*Cheryl L. Fleet*

Signature

Preparer

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When recorded return to:

Colbert H. Cannon  
P.O. Box 206  
Columbia City, OR 97018

**SPECIAL POWER OF ATTORNEY  
(SALE)**

I, Michael G. Cannon, hereby appoint Colbert H. Cannon as my true and lawful attorney for me and in my name and stead, and for my use and benefit to bargain, sell, contract to convey, or convey any and all right, title and interest in and to the following described real property:  
SEE EXHIBIT "A" ATTACHED HERETO, AND BY THIS REFERENCE  
INCORPORATED HEREIN AND MADE A PART HEREOF.

Tax Account Number: 02 06 34 00 1801

Abbreviated Legal: Lot 1 of Hazard Short Plat No. 1, as recorded in Book 3  
Of Short Plants, page 20, Skamania County, filed  
November 23, 1981.

Together with any personal property located thereon.

Giving and granting unto my said attorney in fact full authority and power to do and perform any and all other acts necessary or incident to the performance and execution of the powers herein expressly granted with power to do and perform all acts authorized hereby; as fully to all intents and purposes as the Grantor might or could to if personally present.

This Special Power of Attorney will be of no further effect after January 1, 2005.

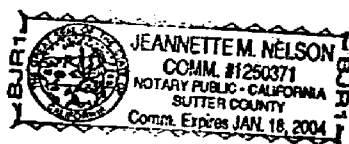
Dated this 28 day of MAR, 2001.

*Michael G. Cannon*  
Michael Cannon

STATE OF CALIFORNIA )  
County of SUTTER ) : ss

I certify that I know or have satisfactory evidence that Michael Cannon the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: MARCH 28, 2001



*Jeannette M. Nelson*  
Notary Public in and for the State of CALIFORNIA  
Residing at SUTTER COUNTY  
My Commission Expires: JAN 18, 2004

CRGNSA - GIP No. 252

WARRANTY DEED

CHRISTY ANN RIDINGER of Orangevale, California, in her separate estate; COLBERT H. CANNON of Columbia City, Oregon, in his separate estate; MICHAEL G. CANNON of Yuba City, California, in his separate estate; and KATHLEEN E. MCALEY of Scappoose, Oregon, in her separate estate; in equal shares, all as Tenants in Common, Grantors, for and in consideration of TWO HUNDRED SEVENTY THOUSAND DOLLARS (\$270,000), paid by Grantee pursuant to the Columbia River Gorge National Scenic Area Act of November 17, 1986 (P.L. 99-663, 100 Stat. 4274), the receipt of which is hereby acknowledged, does hereby convey and warrant to the UNITED STATES OF AMERICA, Grantee, and its assigns, the following described real property situate in the County of Skamania, State of Washington:

T. 2 N., R. 6 E., Willamette Meridian

A portion of government lot 2, sec. 34, T. 2 N., R. 6 E., W.M., Skamania County, Washington, and more particularly described as:

Lot 1 of HAZARD SHORT PLAT NO. 1, as recorded in Book 3 of Short Plats, Page 20, Skamania County, Washington, filed November 23, 1981.

EXCEPT that portion conveyed to the Columbia River Gorge National Scenic Area by Deed recorded in Book 111, Page 390, records of Skamania County, Washington.

TOGETHER WITH shorelands of the second class conveyed by the State of Washington fronting and abutting said tract;

AND TOGETHER WITH a private access road 20 feet in width connecting with County Road No. 1016 designated as the Skamania Landing Road.

Containing 1.3 acres, more or less.

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CRGNSA - GIP No. 252

SUBJECT TO a perpetual right-of-way easement in favor of Northwestern Electric Company for the purpose of erecting, maintaining, and operating one pole or tower line for electrical transmission line together with the right to cut trees and brush to protect lines from damage signed May 2, 1912, and recorded on June 21, 1912, in Book N, page 615.

The acquiring agency is the Forest Service, U.S. Department of Agriculture.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2001.

\_\_\_\_\_  
COLBERT H. CANNON  
Attorney-in-Fact for CHRISTY ANN RIDINGER

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COLBERT H. CANNON

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COLBERT H. CANNON  
Attorney-in-Fact for MICHAEL G. CANNON

\_\_\_\_\_  
COLBERT H. CANNON  
Attorney-in-Fact for KATHLEEN E. MCALEY