

144485

BOOK 223 PAGE 548

WHEN RECORDED MAIL TO:
EARL DUNCAN and MARY M. DUNCAN, Trustees
6026 NE Sandy Blvd.
Portland, OR 97213

FILED FOR RECORD
SKAMANIA CO. WASH
BY *Richard Schneider UC*

APR 26 4 03 PM '02

WSDR

AUDITOR

J. MICHAEL GARVISON

Warranty Deed

THE GRANTOR, MILTON E. DUNCAN and MARY M. DUNCAN, husband and wife, for and in consideration only of the benefits to be derived from conveying the property of Grantor to a revocable trust for their benefit, conveys and warrants to EARL DUNCAN and MARY M. DUNCAN, Trustees, or their successors in trust, under the DUNCAN LIVING TRUST, dated April 11, 2002 and any amendments thereto, all their interest in the following described real estate, situated in the County of Skamania, State of Washington.

Gary H. Martin, Skamania County Assessor
Date 4/15/02 Parcel # 02-06-34-1-4-5800, 5801

(Include Partial Property Description)

SEE EXHIBIT 'A' ATTACHED HERETO AND MADE A PART HEREOF
NE 1/4 SE 1/4 Sect 34, T2N, R6EWM

Assessor's Tax Parcel Number: 02-06-34-1-4-5800-00, 5801-00

Dated: April 11, 2002

REAL ESTATE EXCISE TAX

Milton E. Duncan
Milton E. Duncan

APR 16 2002

PAID

Mary M. Duncan
Mary M. Duncan

STATE OF OREGON

COUNTY OF MULTNOMAH

By Deputy
SKAMANIA COUNTY TREASURER

SS

This instrument was acknowledged before me on April 11, 2002 by Milton E. Duncan and Mary M. Duncan.

Ben L Rasche
Notary Public

My Commission Expires: 10/28/05

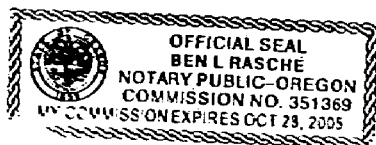


EXHIBIT 'A'

PROPERTY DESCRIPTION

A TRACT OF LAND IN THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 2 NORTH, RANGE 6 EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON, DESCRIBED AS FOLLOWS:

THE EAST 100 FEET OF THE FOLLOWING:

BEGINNING AT A POINT ON THE WEST LINE OF SAID GOVERNMENT LOT 1 MARKED BY THE NORTHEAST CORNER OF THE GOVERNMENT LOT 2 OF SECTION 34 AFORESAID; THENCE SOUTH 313 FEET; THENCE NORTH 79 DEGREES EAST 142 FEET; THENCE NORTH 313 FEET; THENCE SOUTH 79 DEGREES WEST 142 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH AN ACCESS EASEMENT FOR THE RIGHT OF WAY FOR PRIVATE ROAD BEING 12 FEET WIDE, AS DISCLOSED BY INSTRUMENT RECORDED FEBRUARY 13, 1969 IN BOOK 60, PAGE 176.

SUBJECT TO EXCEPTIONS OF RECORD WITH SKAMANIA COUNTY, WASHINGTON.