

145467

RETURN ADDRESS

Phillip E. & Pamela D. Long

P. O. Box 418

Washougal, WA 98671

79058

BOOK 227 PAGE 385

FILED  
SKA  
BY CLARK COUNTY TITLE

AUG 24 03 PM '02

*Olson*  
J MICHAEL GARVISON

Please print neatly or type information  
Document Title(s)

Statutory Warranty Deed (Partial Fulfillment)

Reference Numbers(s) of related documents:

Recording #142302, Real Estate Contract recorded 9-12-01

Additional Reference #'s on page \_\_\_\_\_

Grantor(s) (Last, First and Middle Initial)

Koennecke Timber Co., Inc., an Oregon Corporation

Additional grantors on page \_\_\_\_\_

Grantee(s) (Last, First and Middle Initial)

Phillip E. & Pamela D. Long, husband and wife

Additional grantees on page \_\_\_\_\_

Legal Description (abbreviated form: i.e. lot, block, plat or section, township, range, quarter/quarter)

#100 and #101 Section 29, Township 3N Range 5E

Additional legal is on page \_\_\_\_\_

Assessor's Property Tax Parcel/Account Number

03-05-29-0-0-0101-00 03 05 29 0 0 0110 00 03 05 29 0 0 0111 00

03-05-29-0-0-0109

Additional parcel #'s on page \_\_\_\_\_

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

I am requesting an emergency nonstandard recording for an additional 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.

Clark County Title Company

*Chris Buley*  
Signature of Requesting Party Chris Buley, Escrow Officer

REAL ESTATE EXCISE TAX

N/A

AUG - 5 2002

PAID RECEIPT #21768 RD 9.13.2001

Vicky Clelland Dorey, Pung0305290001000  
SKAMANIA COUNTY TREASURER

**STATUTORY WARRANTY DEED**  
(Partial Fulfillment)

THE GRANTOR, Koennecke Timber Co. Inc., an Oregon Corporation  
for and in consideration of \$21,035.59,  
conveys and warrants to Phillip E. and Pamela D. Long, husband and wife  
any and all interest in the following real estate,  
situated in the County of Skamania, State of Washington:

Parcel 03 05 29 101

Parcel 03 05 29 111

Parcel 03 05 29 110

as recorded in public records as of this date.

Full legal descriptions attached.

This deed is given in partial fulfillment of that certain real estate contract between the parties hereto, dated 14 July, 2001 and amended 20 August 2001, 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.

This deed is given with the understanding that Grantors interest in Parcel 03 05 29 112 is retained as security for the remainder of above contract until all remaining terms are met, and outstanding balance is paid less the above received \$21,035.59, and all other conditions of said contract remain as agreed upon at closing.

Real Estate Excise Tax was paid on this sale on

, Receipt No.

Dated 6-26-02, 2002.

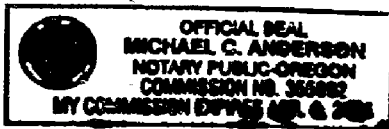
David Koennecke  
President & Secretary

John Koennecke  
Vice President & Treasurer

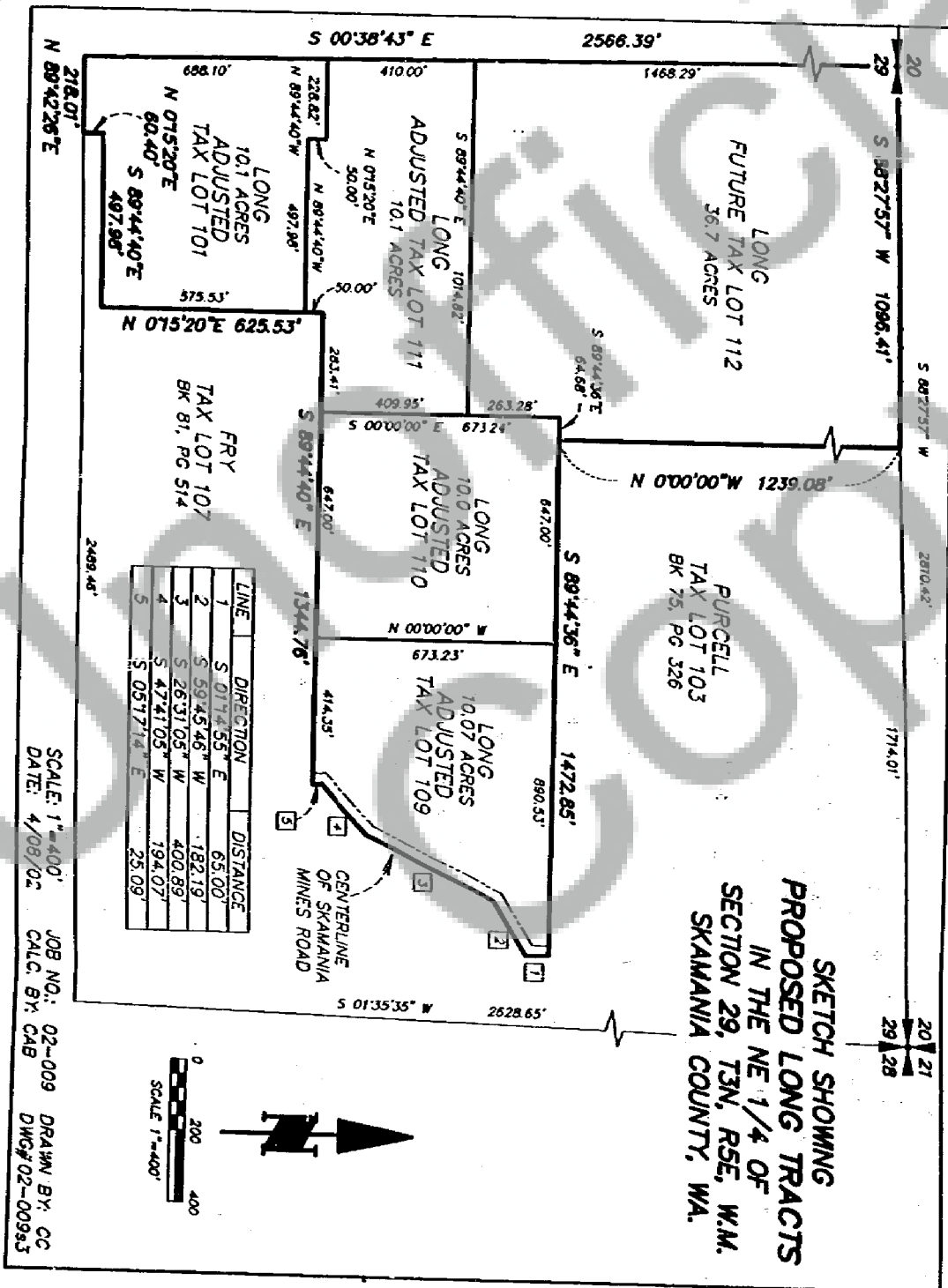
State of OREGON  
County of Multnomah

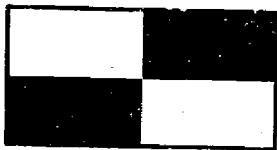
I certify that I know or have satisfactory evidence that David Koennecke & John Koennecke are the persons whose names are subscribed to this instrument, and acknowledge that they executed it as their free and voluntary act for the purposes therein mentioned.

Michael C. Anderson 6-26-02  
Notary Public for the State of OREGON  
My appointment expires 4/9/06









# HAGEDORN, INC.

SURVEYORS AND ENGINEERS

1924 Broadway, Suite B • Vancouver, WA 98663 • (360) 696-4428 • (503) 283-6778 • Fax: (360) 694-8934 • www.hagedornsc.com

April 9, 2002

## LEGAL DESCRIPTION FOR PHILLIP LONG

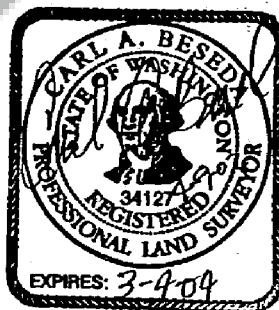
### PROPOSED 10.1 ACRE TRACT (TAX LOT 101):

A portion of the Northeast quarter of Section 29, Township 3 North, Range 5 East, Willamette Meridian, Skamania County, Washington, described as follows:

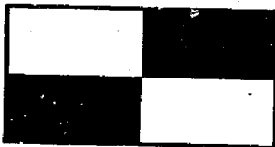
COMMENCING at the Northwest corner of the Northeast quarter of Section 29; thence South  $00^{\circ} 38' 43''$  East, along the West line of said Northeast quarter for a distance of 1878.29 feet to the POINT OF BEGINNING; thence continuing South  $00^{\circ} 38' 43''$  East, along said West line for a distance of 688.10 feet to the Southwest corner of said Northeast quarter; thence North  $89^{\circ} 42' 26''$  East, along the South line of said Northeast quarter for a distance of 218.01 feet, to the most Southeasterly corner of the "Long tract" as described under Book 214, page 651 of Deeds, Skamania County Records; thence North  $00^{\circ} 15' 20''$  East, along an Easterly line of said "Long tract" for a distance of 60.40 feet to an internal corner thereof; thence South  $89^{\circ} 44' 40''$  East, along a Southerly line of said "Long tract", for a distance of 497.98 feet to the Southwest corner of the "Fry tract" as described in Book 81, page 514 of deeds, Skamania County Records; thence North  $00^{\circ} 15' 20''$  East, along the West line of said "Fry tract", for a distance of 575.53 feet; thence North  $89^{\circ} 44' 40''$  West, for a distance of 497.98 feet to the Southerly extension of the West line of the "Long tract" as described in Book 165, page 465 of Deeds, Skamania County Records; thence North  $00^{\circ} 15' 20''$  East, for a distance of 50.00 feet to the Southwest corner of said "Long tract" (Book 165, page 462); thence North  $89^{\circ} 44' 40''$  West, along the Westerly extension of the South line of said "Long tract", for a distance of 228.82 feet to the West line of the Northeast quarter of Section 29 and the POINT OF BEGINNING.

TOGETHER WITH and SUBJECT TO easements and restrictions of records.

LD2002/Long Proposed 10.1 Acre.acb







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April 9, 2002

LEGAL DESCRIPTION  
FOR  
PHILLIP LONG

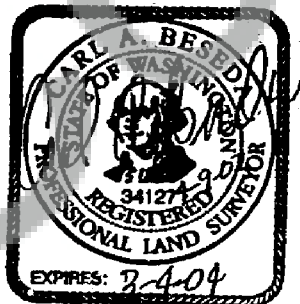
**PROPOSED 10.0 ACRE TRACT (TAX LOT 110):**

A portion of the Northeast quarter of Section 29, Township 2 North, Range 5 East, Willamette Meridian, Skamania County, Washington, described as follows:

Commencing at the Northwest corner of the Northeast quarter of Section 29; thence North  $88^{\circ} 27' 57''$  East, along the North line of the Northeast quarter of Section 29 for a distance of 1096.41 feet to the Northwest corner of the "Purcell tract" as described in Book 75 of Deeds, page 326, Skamania County Auditor's Records; thence South  $00^{\circ} 00' 00''$  West, along the West line of said "Purcell tract", for a distance of 1239.08 feet to the Southwest corner of said "Purcell tract"; thence North  $89^{\circ} 44' 36''$  West, along the extension of the North line of the "Long tract" as described in Book 165 of Deeds, page 462, for a distance of 64.68 feet to the POINT OF BEGINNING; thence South  $89^{\circ} 44' 36''$  East, along the North line of Parcel 3 of said "Long tract", for a distance of 647.00 feet; thence South  $00^{\circ} 00' 00''$  West, 673.23 feet to the North line of the "Fry tract" as described in Book 81 of Deeds, page 514; thence North  $89^{\circ} 44' 40''$  West, along the North line of said "Fry tract", for a distance of 647.00 feet; thence, leaving said North line, North  $00^{\circ} 00' 00''$  West, for a distance of 673.24 feet to the POINT OF BEGINNING.

TOGETHER WITH and SUBJECT to easements and restrictions of records.

LD2002/Long Proposed 10.0 acre.rds







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April 9, 2002

### LEGAL DESCRIPTION FOR PHILLIP LONG

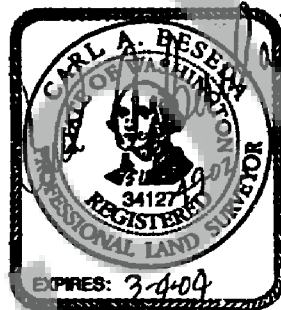
#### PROPOSED 10.0 ACRE TRACT (TAX LOT 111):

A portion of the Northeast quarter of Section 29, Township 3 North, Range 5 East, Willamette Meridian, Skamania County, Washington, described as follows:

BEGINNING at the Northwest corner of the Northeast quarter of Section 29; thence South  $00^{\circ} 38' 43''$  East, along the West line of said Northeast quarter, for a distance of 1878.29 feet to the POINT OF BEGINNING; thence South  $89^{\circ} 44' 40''$  East, 228.82 feet; thence South  $01^{\circ} 15' 20''$  West, 50.00 feet; thence South  $89^{\circ} 44' 40''$  East, 497.98 feet; thence North  $00^{\circ} 15' 20''$  East, 50.00 feet; thence South  $89^{\circ} 44' 40''$  East, 283.41 feet; thence North  $00^{\circ} 00' 00''$  West, 409.95 feet; thence North  $89^{\circ} 44' 40''$  West, 1014.82 feet to the West line of the Northwest quarter; thence South  $00^{\circ} 38' 43''$  East, along said West line 410.00 feet to the POINT OF BEGINNING

TOGETHER WITH and SUBJECT TO easements and restrictions of records.

LD2002/Long Proposed 10.0(tax Lot 111) acre.acb







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April 9, 2002

## LEGAL DESCRIPTION FOR PHILLIP LONG

2002-02-02

### PROPOSED 36.7 ACRE TRACT (FUTURE TAX LOT 112):

A portion of the Northeast quarter of Section 29, Township 3 North, Range 5 East, Willamette Meridian, Skamania County, Washington, described as follows:

BEGINNING at the Northwest corner of the Northeast quarter of Section 29; thence South  $00^{\circ} 38' 43''$  East, along the West line of said Northeast quarter, 1468.29 feet; thence North  $88^{\circ} 44' 40''$  East, 1014.82 feet; thence North  $00^{\circ} 00' 00''$  West, 263.28 feet; thence South  $89^{\circ} 44' 36''$  East, 64.68 feet to the Southwest corner of the "Purcell tract" as described in Book 75 of Deeds, page 326, Skamania County Auditor's Records; thence North  $00^{\circ} 00' 00''$  West, along the West line of said "Purcell tract", for a distance of 1239.08 feet to the Northwest corner thereof, being on the North line of the Northeast quarter of Section 29; thence South  $88^{\circ} 27' 57''$  West, along said North line, 1096.41 feet to the POINT OF BEGINNING.

TOGETHER WITH and SUBJECT TO easements and restrictions of records.

LD2002/Long Proposed 36.7 acre.rds

