

148096

BOOK 239 PAGE 408

WHEN RECORDED RETURN TO:

Name: Tina Rowsell
 Address: 16 W. 23rd Place
 City, State, Zip: Kennewick, WA. 99337

FILED IN RECORD
 SECTION 1 WASH
 BY SKAMANIA CO. TITLE

MAR 25 1 42 PM '03

J. MICHAEL PATISON

522 24515
 Chicago Title Insurance Company

ORDER NO.: K132073/24515

BARGAIN AND SALE DEED

THE GRANTOR Household Finance Corporation III

For and in consideration of Ten Dollars (\$10.00), in hand paid, bargains, sells, and conveys to

TINA ROWSELL, a single person

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

See Exhibit 'A' attached hereto and made a part hereof.

Tax Account Number: 02-06-26-4-0-1500-00

Abbreviated Legal: SW 1/4 SE 1/4 SEC 26 T2N R6E

leg. serv. ☒
 ordered th. ☒
 signed ☒
 filed ☒
 noted ☒

The Grantor for itself/themselves and for its/their successors in interest do(es) by these presents expressly limit the covenants of the deed to those herein expressed, and exclude all covenants arising or to arise by statutory or other implication, and do(es) hereby covenant that against all persons whomsoever lawfully claiming or to claim by, through or under said Grantor(s) and not otherwise, it/they will forever warrant and defend the said described real estate.

REAL ESTATE EXCISE TAX

23879
 MAR 25 2003

PAID 148.00
 Gary H. Martin, Skamania County Assessor
 SKAMANIA COUNTY TREASURER

Dated this 18 day of March, 2003

BY: Pamela J. Crocker, A.V.P.

STATE OF Colorado,
 COUNTY OF Adams, ss

On this 18 day of March, 2003, before me personally appeared Pamela J. Crocker, Asst. Vice-President of Fidelity National Asset Management who executed the within instrument as Attorney in Fact for Household Finance Corporation III and acknowledged to me that she signed and sealed the same as her free and voluntary act and deed as attorney in fact for Household Finance Corporation III for the uses and purposes therein mentioned, and on oath stated that the power of attorney authorizing the execution of this instrument has not been revoked and that the said Pamela J. Crocker is now living and is not incompetent.

Dated: March 21st, 2003

Shaleen M. Koehler
 Notary Public in and for the State of Colorado
 Residing at Adams County
 My appointment expires: 4-2-04

SHALEEN M KOEHLER
 Notary Public
 State of Colorado

LPB-15 11/96

THE ABOVE SPACE RESERVED FOR NOTARY SEAL

CHICAGO TITLE INSURANCE COMPANY

DESCRIPTION:

EXHIBIT A

ORDER NO.: K132073 /
24515PARCEL I

A tract of land in the Southwest Quarter of the Southeast Quarter of Section 26, Township 2 North, Range 6 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Beginning at a point 899.4 feet North and 150 feet West of the Southwest corner of the Southeast Quarter of the Southeast Quarter of said Section 26, (said point being the Southwest corner of the W.C. Howerton Tract); thence North 06°23' West along the West line of said Howerton Tract a distance of 200 feet; thence West 70 feet; thence in a Southerly direction in a straight line to a point which is 100 feet due West of the Point of Beginning; thence East to the Point of Beginning.

PARCEL II

A parcel of land located in a portion of the Southwest Quarter of the Southeast Quarter of Section 26 in Township 2 North, Range 6 East, Willamette Meridian in the County of Skamania and State of Washington, being more particularly described as follows:

Commencing at a 1/4" diameter Iron Rod with a Yellow Plastic Cap marked Terra Surveying LS 18731, set on the East line of the said Southwest Quarter of the Southeast Quarter of Section 26, being a point North 01°42'37" West, a distance of 493.00 feet from the Southeast Corner of the said Southwest Quarter of the Southeast Quarter of Section 26. Said point of Commencement being described as the point of Commencement of that tract of land conveyed to James L. Lankford and Patty Lankford, et ux, by Real Estate Contract recorded on May 12, 1994 in Book 143, Page 89, Skamania County Deed Records; thence North 01°42'37" West along the East line of the said Southwest Quarter of the Southeast Quarter of Section 26, a distance of 406.40 feet to the Southeast corner of the tract of land conveyed to James A. Kallas and Glenda J. Kallas, et ux, by Warranty Deed recorded on March 29, 1979 in Book 76, Page 323, Skamania County Deed Records, said corner also being a corner of the said Lankford tract; thence South 88°17'23" West along the line of said Lankford tract, a distance of 136.82 feet to a point in the line of the tract of land conveyed to Greg Josephson, by Quit Claim Deed recorded October 10, 2002 in Book 230, Page 75, Skamania County Deed Records, and the point of beginning of the following described parcel:

Thence Continuing South 88°17'23" West along the South line of said Josephson tract, a distance of 13.18 feet to a 1/4" diameter Iron Rod with a Yellow Plastic Cap marked Terra Surveying LS 18731, set at the Southeast corner of the tract of land conveyed Household Finance Corporation III, by Warranty Deed recorded January 28, 2002 in Book 219, Page 788, Skamania County Deed Records; thence continuing South 88°17'23" West along the South line of said Household Finance Corporation III tract, a distance of 85.36 feet; thence South 7°26'30" West, a distance of 41.71 feet; thence South 79°51'04" East a distance of 112.34 feet; thence North 5°56'53" West, a distance of 64.44 feet to the point of beginning.

2-6-26-4-1800

3-25-03

GTH

SUBJECT TO:

- 1.) Rights of the public in and to that portion lying within the road.
- 2.) Taxes and Assessments as they are due.