

149794

248 PAGE 183

WHEN RECORDED RETURN TO

WANDA VIOLET BANDY
c/o LAVEDA F. FESTER, AIF
P.O. Box 1601
White Salmon WA 98672

REAL ESTATE EXCISE TAX

23185
AUG 11 2003

PAID *Exempt*

Vicki Chittard
SKAMANIA COUNTY TREASURER

SEP 26 2003

FIDUCIARY DEED

GRANTORS: BERNARD KEITH BANDY and WANDA VIOLET BANDY

GRANTEE: WANDA VIOLET BANDY

ABBREVIATED LEGAL DESCRIPTION: SW4 SECTION 21 TOWNSHIP 3 NORTH RANGE 10 EWM

ASSESSOR'S TAX PARCEL ID #3-10-21-3-1000-00

REFERENCE NO: n/a

1. **GRANTORS.** The undersigned LAVEDA FAYE VINSANT nka LAVEDA F. FESTER, is the duly appointed, qualified and acting Attorney in Fact, for the Grantor, WANDA VIOLET BANDY. The undersigned RANDALL KEITH BANDY, is the duly appointed, qualified and acting Attorney in Fact, for the Grantor, BERNARD KEITH BANDY.

2. **ATTORNEY IN FACT.** LAVEDA FAYE VINSANT nka LAVEDA F. FESTER was appointed as Attorney in Fact by WANDA VIOLET BANDY under her Durable Power of Attorney dated August 26, 1997 and recorded under Skamania County Auditor's No. 147966 Book 238 Pages 823 - 830. RANDALL KEITH BANDY was appointed as Attorney in Fact by BERNARD KEITH BANDY under his Durable Power of Attorney dated August 26, 1997 and recorded under Skamania County Auditor's No. 147669 Book 237 Pages 478- 485.

3. **POWERS.** Paragraph 1 (b) (3) of the Durable Power of Attorney dated August 26, 1997 and recorded under Skamania County Auditor's No. 147966 Book 238 Pages 823 - 830, authorizes WANDA VIOLET BANDY by LAVEDA FAYE VINSANT nka LAVEDA F. FESTER to gift the below described property. Paragraph 1 (b) (3) of the Durable Power of Attorney dated August 26, 1997 and recorded under Skamania County Auditor's No. 147669 Book 237 Pages 478- 485, authorizes BERNARD KEITH BANDY by RANDALL KEITH BANDY to gift the below described property.

4. **DEED - CONVEYANCE.** Grantors hereby convey and quit claim to Grantee(s) WANDA VIOLET BANDY, a married woman as her separate property, the interest of BERNARD KEITH BANDY and WANDA VIOLET BANDY in the following-described property commonly known as 11061 Cook-Underwood Road, Underwood situated in Skamania County, Washington, together with any interest therein which Grantor may hereafter acquire.

See Exhibit "A" attached hereto and incorporated herein by this reference.

5. **NO WARRANTIES.** This transfer is made by LAVEDA FAYE VINSANT nka LAVEDA F. FESTER and RANDALL KEITH BANDY each as Attorney in Facts without warranty.

DATED this 8 day of August, 2003.

Wanda Violet Bandy by Laveda Faye Vinsant nka Laveda F. Fester as Attorney in Fact
WANDA VIOLET BANDY by LAVEDA FAYE VINSANT nka LAVEDA F. FESTER, as Attorney in Fact
Attorney in Fact and not in her individual capacity

Bernard Keith Bandy by Randall Keith Bandy as Attorney
BERNARD KEITH BANDY by RANDALL KEITH BANDY, as
Attorney in Fact and not in his individual capacity
IN FACT AND NOT IN HIS INDIVIDUAL CAPACITY

STATE OF WASHINGTON
Clallam
County of Skamania

I certify that I know or have satisfactory evidence that Laveda Faye Vinsant nka LAVEDA F. FESTER, signed this instrument and on oath stated that she was authorized to execute the instrument and acknowledged it as the attorney in fact for WANDA VIOLET BANDY pursuant to DURABLE POWER OF ATTORNEY DATED August 26, 1997 and recorded in the Auditors Office of Skamania County at Auditors No. 147966 Book 218 Pages 823-830 to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

ANGIE CLARK
NOTARY PUBLIC
STATE OF WASHINGTON
COMMISSION EXPIRES
SEPTEMBER 23, 2004

DATED this 8 day of August, 2003.

Angie Clark
Notary Public for Washington
PRINTED NAME: Angie Clark
My Commission Expires: 9-23-04
Residing at: White Salmon

Gary H. Martin, Skamania County Auditor

Date 8-11-03 Parcel # 03-10-213-0-1000-00

STATE OF WASHINGTON
Clallam
County of Skamania

I certify that I know or have satisfactory evidence that RANDALL KEITH BANDY signed this instrument and on oath stated that he was authorized to execute the instrument and acknowledged it as the attorney in fact for BERNARD KEITH BANDY pursuant to DURABLE POWER OF ATTORNEY DATED August 26, 1997 and recorded in the Auditors Office of Skamania County at Auditor's No. 147669 Book 237 Pages 478-485 to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

ANGIE CLARK
NOTARY PUBLIC
STATE OF WASHINGTON
COMMISSION EXPIRES
SEPTEMBER 23, 2004

DATED this 8 day of August, 2003.

Angie Clark
Notary Public for Washington
PRINTED NAME: Angie Clark
My Commission Expires: 9-23-04
Residing at: White Salmon

Exhibit "A"

BOOK 248 PAGE 185

Tax Parcel No. 03-10-21-3-0-1000-00

Beginning at an iron pipe at the northwest corner of the Southwest Quarter of the Southwest Quarter of Section 21, Township 3 north, Range 10 E.W.M.; thence east 217 feet; thence south 114.75 feet to the north line of the right of way for the Underwood-Willard Highway; thence westerly along the north line of the right of way of the said highway 229.5 feet to intersection with the west line of the said Section 21; thence north 202 feet to the point of beginning;

SUBJECT TO easements and reservations of record.