

Doc # 2004153556
Page 1 of 3
Date: 07/01/2004 01:10P
Filed by: SKAMANIA COUNTY TITLE
Filed & Recorded in Official Records
of SKAMANIA COUNTY
J. MICHAEL GARVISON
AUDITOR
Fee: \$21.00

AFTER RECORDING MAIL TO:

David E. Dunahay and Sandra R. Dunahay
1076 NW Stonepine Drive
Bend, OR 97701

Filed for Record at Request of:
First American Title Insurance Company



**First American Title
Insurance Company**

(Fulfillment)
STATUTORY WARRANTY DEED

File No: **4281-388898 (CKM)**

Date: **May 24, 2004**

Grantor(s): **Rick Grabenhorst and Beryl Grabenhorst**
Grantee(s): **David E. Dunahay and Sandra R. Dunahay**
Abbreviated Legal: **Lot 116 Northwoods**
Additional Legal on page:
Assessor's Tax Parcel No(s): **96-000116**

SOTC 26889

THE GRANTOR(S) Rick Grabenhorst and Beryl Grabenhorst, husband and wife, for and in consideration of **Ten Dollars (\$10.00) and other valuable consideration Dollars**, conveys, and warrants to **David E. Dunahay and Sandra R. Dunahay, husband and wife**, the following described real estate, situated in the County of **Skamania**, State of **Washington**.

see attached Exhibit A

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated **10/21/79**, 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.

Contract recorded November 16, 1979 in Book 6, Page 256.
Real Estate Excise Tax was paid on this sale or stamped exempt on **11/16/79**, Rec. No. **89948**.

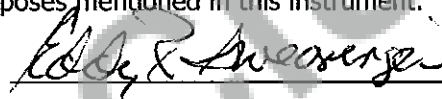

Rick Grabenhorst


Beryl Grabenhorst

STATE OF Oregon)
)-ss.
COUNTY OF Marion)

I certify that I know or have satisfactory evidence that, is/are the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated June 3, 2004


Eddy R. Swearingen

Notary Public in and for the State of Oregon
Residing at: SALEM, OREGON
My appointment expires: 11-26-05



EXHIBIT 'A'

Lot 116, as shown on the Plat entitled Record of Survey for Water Front Recreation, Inc., dated May 16, 1974, on file and of record under Auditor File No. 77523, at Page 449, of Book 'J' of Miscellaneous Records of Skamania County, Washington,

TOGETHER WITH an appurtenant easement as established in writing on said Plat, for the joint use of the areas shown as roadway on the Plat.

SUBJECT TO reservations by the United State of America in approved selection list number 259 dated March 4, 1953, and recorded September 4, 1953, at Page 23, of Book 52 of Deed, under Auditor File No. 62114, records of Skamania County as follows:

"...the provisions, reservations, conditions and limitations of Section 24, Federal Power Act of June 10, 1920, as amended...and the prior right of the Untied States, its licenses and permittees to use for power purposes that part withing Power Project No. 2071, 2111 and 264."