

Doc # 2004153696  
Page 1 of 3  
Date: 07/14/2004 02:39P  
Filed by: SKAMANIA COUNTY TITLE  
Filed & Recorded in Official Records  
of SKAMANIA COUNTY  
J. MICHAEL GARVISON  
Recorder  
Fee: \$21.00

**FILED FOR RECORD AT REQUEST OF  
AND AFTER RECORDING RETURN TO:**

IVAN HOWELL  
364 SW Foster Creek Road/PO Box 966  
Stevenson, WA 98648

**REAL ESTATE EXCISE TAX**

N/A

JUL 14 2004

SEE EXCISE # 7297

PAID DATED 1-4-80

*Andrew Fekini Deputy*  
SKAMANIA COUNTY TREASURER

SCC 26714

## Quit Claim Deed

THE GRANTOR, **PHILLIP RAKESTRAW** and **JANICE DOLLAR**, for and in consideration of FULFILLMENT OF CONTRACT in hand paid, conveys and quit claims to **IVAN HOWELL, A SINGLE MAN** the following described real estate, situated in the County of **Skamania**, State of Washington:

**S2, T2N, R7E**

**FULL LEGAL IS ON ATTACHED EXHIBIT "A"**

C.S. 7/14/04

Assessor's Property Tax Parcel/Account Number(s): 02-07-02-0-0603-00

This Deed is given in fulfillment of that certain Real Estate Contract between the parties hereto, dated the 15<sup>th</sup> day of September, 1979, 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.

Recorded January 3, 1980 in Book 77 Page 760 Auditor File No. 90148

**Real estate excise tax was paid on said sale on January 3, 1980, under Receipt No. 7297.**

DATED this 7<sup>th</sup> day of July, 2004.

*Phillip Rakestraw*  
Phillip Rakestraw

*Janice Dollar*  
Janice Dollar

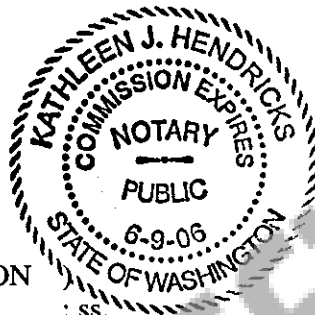
EXHIBIT 'A'

Beginning at the West Quarter corner of Section 2, Township 2 North, Range 7 East of the Willamette Meridian, in the County of Skamania, State of Washington; thence East 350 feet; thence South  $66^{\circ}48'$  East 1,066 feet to the true point of beginning of the tract to be described herein; thence North  $40^{\circ}32'30''$  East 648 feet to the Northeast corner of that tract conveyed to Robert M. Talent, et ux, by deed recorded April 30, 1974 in Book 66, Page 646 of Deed Records; thence South  $36^{\circ}30'4''$  East 122.6 feet; thence South  $79^{\circ}40'4''$  East 97.6 feet; thence North  $59^{\circ}54'56''$  East 365.9 feet, more or less, to the most Southwesterly corner of that tract described in contract to Willamette Land, Inc., recorded March 30, 1978 in Book 74, Page 499 of Deed Records; thence Easterly along the South line of said Willamette Land tract to a point which bears North  $35^{\circ}27'$  East from a point which is South  $66^{\circ}48'$  East 454 feet from the true point of beginning; thence South  $35^{\circ}27'$  West to a point which bears South  $66^{\circ}48'$  East 454 feet from the true point of beginning; thence North  $68^{\circ}48'$  West 454 feet to the true point of beginning.

STATE OF WASHINGTON )  
County of Pierce ) : ss.

I certify that I know or have satisfactory evidence that **Phillip Rakestraw** is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the **Grantor**, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: July 9<sup>th</sup>, 2004.



Kathleen J. Hendricks  
Print Name: Kathleen J. Hendricks  
Notary Public in and for the State of  
Washington, residing at Lakewood  
My commission expires: 06-09-06

STATE OF WASHINGTON )  
County of Spokane. ) : ss.

I certify that I know or have satisfactory evidence that **Janice Dollar** is the person who appeared before me, and said person acknowledged that she signed this instrument, on oath stated that she was authorized to execute the instrument and acknowledged it as the **Grantor**, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: July 7, 2004



Sharon Frank  
Print Name: Sharon Frank  
Notary Public in and for the State of Washington,  
Residing at Spokane  
My commission expires: 3/22/2006