

AFTER RECORDING MAIL TO:

Name ~~David Creagan~~ Serry Sauer

Address 26300 NE 16<sup>th</sup> Street

City, State, Zip Canas, WA 98607

Filed for Record at Request of:

51227294

### STATUTORY WARRANTY DEED

**THE GRANTOR(S)** ANE FORESTS OF LEWIS RIVER INC., A WASHINGTON CORPORATION  
for and in consideration of TEN DOLLARS AND OTHER VALUABLE CONSIDERATIONS  
in hand paid, conveys, and warrants to GERALD SAUER & MARY SAUER, HUSBAND AND WIFE & DAVID  
CREAGAN & BRENDA CREAGAN, HUSBAND AND WIFE  
the following described real estate, situated in the County of SKAMANIA, state of Washington:

S24, T7N, R6E

FULL LEGAL IS ON PAGE 2

REAL ESTATE EXCISE TAX

24597

JAN 20 2005

PAID

4160.481250 = 4172.50

Vickie Clelland, Director

SKAMANIA COUNTY TREASURER

G.S.

Assessor's Property Tax Parcel/Account Number: 07-06-00-0-0-1104-00/ Portion of  
07-06-00-0-0-2100-00/ Portion of

Dated: January 19, 2005

By ANE Forests of Lewis River Inc.

By David P. Miller

Assistant Secretary

STATE OF Oregon )

COUNTY OF Multnomah )-ss

I certify that I know or have satisfactory evidence that David P. Miller

(is/are) the person(s) who appeared before me, and said person(s) acknowledged that (he/she/they) signed this instrument, on oath stated  
that (he/she/they) (is/are) authorized to execute the instrument and acknowledged it as the Assistant Secretary of  
ANE Forests of Lewis River Inc. to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this  
instrument.

Dated: Jan 19, 2005

Deborah J. Pierson

Notary Public in and for the state of Oregon

My appointment expires: 5/10/05



OFFICIAL SEAL  
DEBORAH J. PIERSON  
NOTARY PUBLIC-OREGON  
COMMISSION NO. 343691  
MY COMMISSION EXPIRES MAY 10, 2005

LPB-10(c) 7/97

# EXHIBIT 'A'

A portion of the Southeast Quarter and the East Half of the Southwest Quarter of Section 24, Township 7 North, Range 6 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows (bearings are "NAD 83", Washington Coordinate System South Zone):

Beginning at a concrete monument at the Northwest corner of Section 24; thence South 01°18'16" West, 2649.45 feet to an iron pipe with 1961 BLM brass cap at the Quarter corner between Sections 23 and 24; thence South 58°12'15" East, 3897.07 feet to a point in the Muddy River and the True Point of Beginning of the 24 acre tract to be described; thence North 48°00'00" West, 740.00 feet; thence Northerly along the arc of a 332.32 foot radius curve to the left (the radial bearing of which is North 52°08'17" West), through a central angle of 25°51'43", for an arc distance of 150.00 feet; thence North 12°00'00" East, 314.53 feet, more or less, to a property line (shown as South 75°53'56" East, 1090.86 feet) as depicted and monumented on a survey filed in Skamania County Auditor File No. 2004152896; thence South 74°41'14" East, along said property line 1098.82 feet to an angle point therein; thence South 88°41'04" East, along another property line as depicted and monumented on said "2004 Survey", 1315.51 feet to the East line of Section 24; thence South along the East line of Section 24, for a distance of 87 feet, more or less, to the Ordinary High Water Mark on the North bank of the North Fork of the Lewis River; thence Westerly and Southwesterly, along the Ordinary High Water Mark, 1590 feet, more or less, to a point that bears South 87°00'00" East from the True Point of Beginning; thence North 87°00'00" West, 830 feet, more or less, to the True Point of Beginning.

TOGETHER WITH a 40 foot non-exclusive easement (and such additional widths as necessary for associated cuts and fill), for ingress, egress and utilities the centerline of which is described as follows:

Beginning at a point in the centerline of the United State Forest Service "25 Road" at a point from which the Quarter corner between Sections 23 and 24 bears North 88°45'25" West, 109.85 feet; thence North 10°59'00" West, along the centerline of the "25 Road", 29.11 feet; thence along the arc of a 2220.00 foot radius curve to the right, through a central angle of 10°11'40", for an arc distance of 395.00 feet to the True Point of Beginning of the easement centerline to be described; thence leaving said centerline of the "25 Road", North 75°00'00" East, 125.00 feet; thence along the arc of a 145.51 foot radius curve to the right, through a central angle of 31°30'00", for an arc distance of 80.00 feet; thence South 73°30'00" East, 140.00 feet; thence along the arc of a 309.71 foot radius curve to the right, through a central angle of 18°30'00", for an arc distance of 100.00 feet; thence South 55°00'00" East, 10.00 feet; thence along the arc of a 505.55 foot radius curve to the left, through a central angle of 17°00'00", for an arc distance of 150.00 feet; thence South 72°00'00" East, 125.00 feet; thence along the arc of a 298.42 foot radius curve to the right, through a central angle of 24°00'00", for an arc distance of 125.00 feet; thence South 48°00'00" East, 120.00 feet; thence along the arc of a 304.38 foot radius curve to the right, through a central angle of 32°00'00", for an arc distance of 170.00 feet; thence

Gary H. Martin, Skamania County Assessor  
Date 1/20/05 Parcel # 7-6-2100

continued

along the arc of a 600.24 foot radius curve to the left, through a central angle of 21°00'00", for an arc distance of 220.00 feet; thence South 37°00'00" East, 220.00 feet; thence along the arc of a 156.26 foot radius curve to the left, through a central angle of 55°00'00", for an arc distance of 150.00 feet; thence North 88°00'00" East, 25.00 feet; thence along the arc of a 104.17 foot radius curve to the right, through a central angle of 77°00'00", for an arc distance of 140.00 feet; thence along the arc of a 606.66 foot radius curve to the right, through a central angle of 17°00'00", for an arc distance of 180.00 feet; thence South 02°00'00" West, 160.00 feet; thence along the arc of a 491.11 foot radius curve to the left, through a central angle of 14°00'00", for an arc distance of 120.00 feet; thence South 12°00'00" East, 31.82 feet to the terminus of said easement at a point on the North line of the "Fortin tract" as described in Skamania County Auditor File No. 2004153497 that bears South 89°01'49" East, 248.92 feet from the Northwest corner of the "Fortin tract". (The sidelines of said 40 foot easement to be extended or shortened so as to terminate on the North line of the "Fortin tract".)

Unofficial  
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