

Doc # 2005156535
Page 1 of 2
Date: 03/10/2005 01:49P
Filed by: SKAMANIA COUNTY TITLE
Filed & Recorded in Official Records
of SKAMANIA COUNTY
J. MICHAEL GARVISON
AUDITOR
Fee: \$20.00

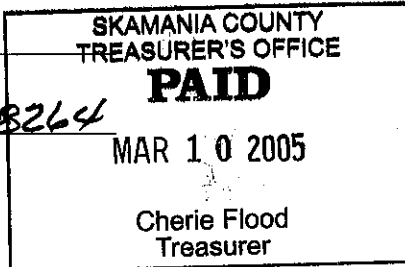
AFTER RECORDING MAIL TO:

Name Jay & Theo Hafford

Address 574 H. St. Road

City, State, Zip Lynden, WA. 98264

Filed for Record at Request of:



scrc 27635

STATUTORY WARRANTY DEED

THE GRANTOR(S) JAMES M. JEFFERSON & MARY ANN JEFFERSON, HUSBAND AND WIFE AS JOINT TENANTS for and in consideration of TEN DOLLARS AND OTHER VALUABLE CONSIDERATIONS / PAID BY A FACILITATOR PURSUANT TO AN IRC 1031 TAX DEFERRED EXCHANGE in hand paid, conveys, and warrants to JAY T. HAFFORD & THEO D. HAFFORD, HUSBAND AND WIFE the following described real estate, situated in the County of SKAMANIA, state of Washington

S25, T3N, R7E

FULL LEGAL IS ON PAGE 2

Gary H. Martin, Skamania County Assessor

Date 3-10-05 Parcel # 03-07-25-1-0-0506-00

03-07-25-1-0-0506-05

REAL ESTATE EXCISE TAX
247.35
MAR 10 2005
PAID 1,338.75
By deputy
SKAMANIA COUNTY TREASURER

"THIS CONVEYANCE IS SUBJECT TO COVENANTS, CONDITIONS, RESTRICTIONS, AND EASEMENTS, IF ANY, AFFECTING TITLE, WHICH MAY APPEAR IN THE PUBLIC RECORD, INCLUDING THOSE SHOWN ON ANY RECORDED PLAT OR SURVEY"

Assessor's Property Tax Parcel/Account Number: 03-07-25-1-0-0506-00 & 03-07-25-1-0-0506-05

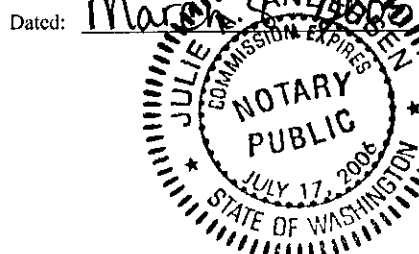
Dated: MARCH 10, 2005

James M. Jefferson

Mary Ann Jefferson

STATE OF Washington)
COUNTY OF Skamania)-ss

I certify that I know or have satisfactory evidence that James M. Jefferson & Mary Ann Jefferson (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: March 10, 2005
Notary Public in and for the state of Washington
My appointment expires: 7-17-2008

EXHIBIT 'A'

That portion of the Northeast Quarter in Section 25, Township 3 North, Range 7 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Beginning at the Northwest corner of the Northeast Quarter of said Section 25; thence South $0^{\circ}53'33''$ West along the West line of said Northeast Quarter a distance of 165.00 feet to the true Point of Beginning, said point being the Southwest corner of a tract of land conveyed to the Skamania County Historical Society by Deed recorded in Book 80, Page 16 of Deeds; thence South $00^{\circ}53'33''$ West a distance of 413.90 feet; thence South $00^{\circ}53'33''$ West a distance of 112 feet; thence South $88^{\circ}43'15''$ East, parallel to the North line of said Northeast Quarter, a distance of 660.00 feet; thence North $00^{\circ}53'33''$ East a distance of 112 feet; thence North $0^{\circ}53'33''$ East parallel to said West line, a distance of 24.74 feet; thence North $13^{\circ}30'00''$ West a distance of 573.11 feet, more or less, to the North line of said Northeast Quarter; thence North $88^{\circ}43'15''$ West a distance of 253.54 feet to the Northeast corner of said Skamania County Historical Society tract; thence South $0^{\circ}53'33''$ West a distance of 165.00 feet to the Southeast corner of said Skamania County Historical Society tract; thence North $88^{\circ}43'15''$ West along the South line of said Skamania County Historical tract, a distance of 264.00 feet to the True Point of Beginning.