

Skamania PUD
P.O. Box 500
Carson, WA
98610

REAL ESTATE EXCISE TAX

N/A
SEP - 6 2011

PAID

N/A
Newell Chelland, Deputy
TREASURER

RIGHT OF WAY EASEMENT

KNOW ALL PEOPLE BY THESE PRESENTS, that the undersigned Robert and Barbara Crooke do hereby grant unto Public Utility District #1 of Skamania County (Skamania PUD), and its successors and assigns, the right to enter upon the lands of the undersigned, situated in Skamania County, Washington, and more particularly described as follows:

A strip of land 15 feet wide centered on URD power line from existing power utilities to the property corners of the tract of land located in the 309 Quarter of the 309 Quarter of Section 19, Township T3N North, Range R0E East of the Willamette Meridian, all in Skamania County, Washington, and further described as follows:

Lot 309 having Tax Parcel number(s) 03101900030900
03101900030900
full legal pg 3-5 SM 9-6-11

to construct, reconstruct, rephrase, repair, operate, and maintain an electric distribution line or system upon the land described above and along all highways, roads or driveways abutting or upon said lands; and to cut, trim, and remove those trees and shrubbery, by machinery or otherwise, which interfere with the safe and prudent operation of said electric distribution line or system.

The undersigned agree that all pipes, wires, and other facilities, including any main service entrance equipment installed on the above-described lands by Skamania PUD or at its expense, shall be and remain the property of Skamania PUD and shall be removable at its option.

The undersigned covenant that they will not erect or maintain any structure which might interfere with the operation or maintenance of the electric facilities or access thereto and that they are the owners of the above-described lands, and that they have the right to execute this Right of Way Easement without the consent of any other party.

Grantor retains use and actual control of the above described lands for all purposes, except as provided herein. This Right of Way Easement shall be binding upon and inure to the benefits of the successors and assigns of the parties.

Rights and obligations not specifically conveyed hereby remain with the undersigned.

IN WITNESS WHEREOF, we have set our hands this 25th day of April, 2009

Robert Crooke
Name (Print or type full name)

Barbara Crooke
Name (Print or type full name)

[Signature]
Signature

[Signature]
Signature

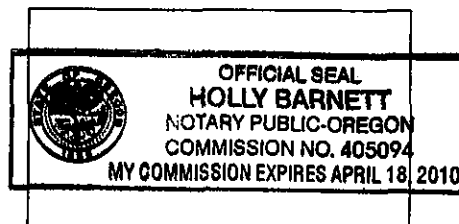
STATE OF Oregon OC

COUNTY OF Skamania OC

Personally appeared the above named Robert Crooke and Barbara Crooke on this 25 day of April, 2009, and acknowledged the foregoing to be their voluntary act and deed.

Before me:

Holly Barnett
Notary Public for Washington Oregon OC
April 18 2010
My Commission Expires



APR 27 2009

COCKE

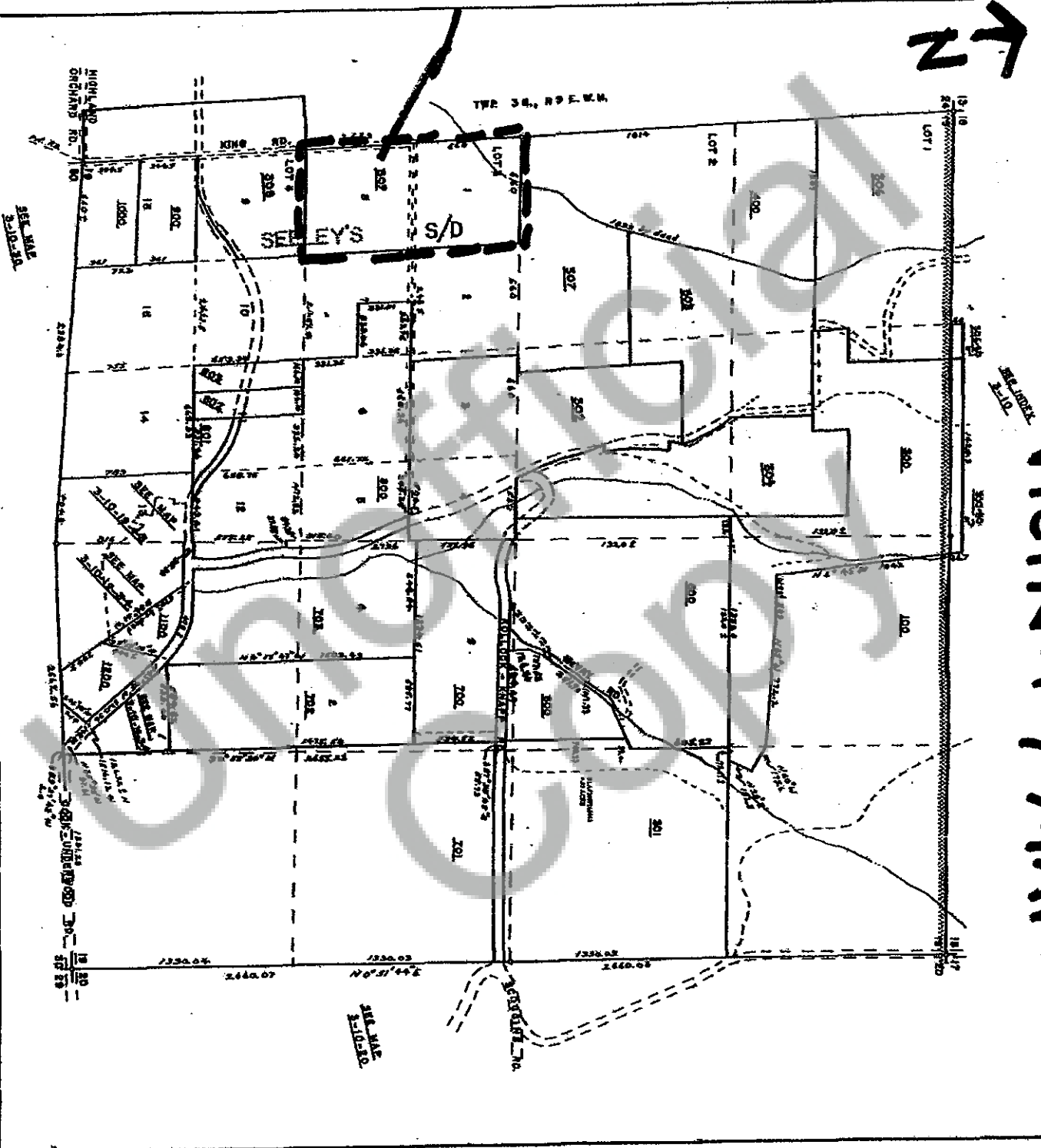
22

VICINITY MAP

3-10-19

NOT A LEGAL SURVEY
ASSESSORS USE ONLY

SKANAMIA COUNTY ASSESSOR	SKANAMIA COUNTY WASHINGTON 1996 SEAL 1" = 400' REVERED	SECTION SECT 19 T 8 N, R 10 E W.M. 3-10-19
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When recorded return to:
ROBERT CROOKE and BARBARA CROOKE
1106 NW FRAXIER CT.
PORTLAND, OREGON 97229

Doc # 2008169004
Page 1 of 3
Date: 2/15/2008 03:50P
Filed by: CLARK COUNTY TITLE
Filed & Recorded in Official Records
of SKAMANIA COUNTY
SKAMANIA COUNTY AUDITOR
J MICHAEL GARVISON
Fee: \$44.00

Statutory Warranty Deed

00119019 CF

THE GRANTOR WINE SPRING LLC, A WASHINGTON LIMITED LIABILITY COMPANY for and in consideration of Ten Dollars and other valuable consideration in hand paid, conveys and warrants to ROBERT CROOKE and BARBARA CROOKE, husband and wife the following described real estate, situated in the County of Skamania, State of Washington:

SUBJECT TO covenants, conditions, restrictions, reservations, easements and agreements of record, Attached hereto as exhibit 'A' and made a part thereof.

Lot 1 and Lot 8, SEELEY SUBDIVISION, according to the plat thereof, recorded in Book "A" of plats, page 32, records of Skamania County, Washington;

EXCEPT County Roads.

Skamania County Assessor
Date 2/15/08 Parcel 3-10-12-00-309
JAM

Tax Parcel Number(s): 03 10 19 00 0309 00
Abbreviated Legal: #1 #18, of SEELEY SUBDIV

Dated this 15th day of FEBRUARY, 2008

WINE SPRING LLC
SEE ATTACHED FOR SIGNATURE
BY: JOHN CRUMPACKER, CO-MANAGER

REAL ESTATE EXCISE TAX

27467

FEB 15 2008

PAID 6976. + 1362.50 + 510 = 8343.50
Vickie Clelland Depina
SKAMANIA COUNTY TREASURER

STATE OF WASHINGTON }
COUNTY OF SS

I certify that I know or have satisfactory evidence that JOHN CRUMPACKER isare the persons who appeared before me, and said persons acknowledged that heshethey signed this instrument, on oath stated that heshethey isare authorized to execute the instrument and acknowledged it as the CO-MANAGER of WINE SPRING LLC to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated:

SEE ATTACHED FOR SIGNATURE
AND NOTARY

Notary Public in and for the State of Washington
Residing in Vancouver
My appointment expires:

When recorded return to:
ROBERT CROOKE and BARBARA CROOKE
1106 NW FRAXIER CT.
PORTLAND, OREGON 97229

Statutory Warranty Deed

00119019 CF

THE GRANTOR WINE SPRING LLC, A WASHINGTON LIMITED LIABILITY COMPANY for and in consideration of Ten Dollars and other valuable consideration in hand paid, conveys and warrants to ROBERT CROOKE and BARBARA CROOKE, husband and wife the following described real estate, situated in the County of Skamania, State of Washington:

SUBJECT TO covenants, conditions, restrictions, reservations, easements and agreements of record, Attached hereto as exhibit 'A' and made a part thereof.

Lot 1 and Lot 8, SEELEY SUBDIVISION, according to the plat thereof, recorded in Book "A" of plats, page 32, records of Skamania County, Washington;

EXCEPT County Roads.

Tax Parcel Number(s): 03 10 19 0 0 0309 00
Abbreviated Legal: #1 #18, of SEELEY SUBDIV

Dated this 12th day of FEBRUARY, 2008

WINE SPRING LLC

BY: JOHN CRUMPACKER, CO-MANAGER

STATE OF WASHINGTON
COUNTY OF KITZAPPO

I certify that I know or have satisfactory evidence that JOHN CRUMPACKER isare the persons who appeared before me, and said persons acknowledged that heshethey signed this instrument, on oath stated that heshethey isare authorized to execute the instrument and acknowledged it as the CO-MANAGER of WINE SPRING LLC to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: 2-12-08



WENDY HOLTMANN
Notary Public in and for the State of Washington
Residing in Vanover Underwood WA
My appointment expires: 11-19-2010

swdcorp

LPB-10-05 (r-1)

DC # 2008169004
Page 2 of 3

Exhibit "A"

THE LANDS DESCRIBED HEREIN HAVE BEEN CLASSIFIED AS FARM AND AGRICULTURAL DISCLOSED BY NOTICE DISCLOSED BY BOOK 8, PAGE 566, AND ARE SUBJECT TO THE PROVISIONS OF RCW 84.34, WHICH INCLUDE THE REQUIREMENT OF A CONTINUATION OF RESTRICTED USE IN ORDER TO CONTINUE THE PRESENT ASSESSMENT RATE. A CHANGE IN USE CAN CAUSE AN INCREASED ASSESSMENT RATE FOR PRESENT AND PAST YEARS. ANY SALE OR TRANSFER OF ALL OR A PORTION OF SAID LAND REQUIRES EXECUTION OF A NOTICE OF COMPLIANCE FORM ATTACHED TO THE EXCISE TAX AFFIDAVIT.

SAID CLASSIFICATION WAS CONTINUED UNDER RECORDING NO. 2006163595

AGREEMENT AND THE TERMS AND CONDITIONS THEREOF:

REGARDING: BOUNDARY LINE ADJUSTMENT
RECORDED: JULY 7, 2006
RECORDING NO. 2006162232

AGREEMENT AND THE TERMS AND CONDITIONS THEREOF:

REGARDING: EASEMENTS
RECORDED: JANUARY 24, 2007
RECORDING NO. 2007164771

EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

PURPOSE: UTILITIES (ONLY)
AREA AFFECTED: SAID PREMISES
RECORDED: APRIL 27, 2007
RECORDING NO.: 2007165890

EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

REGARDING: JOINT MAINTENANCE AGREEMENT
RECORDED: APRIL 27, 2007
RECORDING NO. 2007165877

EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

PURPOSE: ACCESS AND UTILITIES
AREA AFFECTED: SAID PREMISES
RECORDED: APRIL 27, 2007
RECORDING NO.: 2007165882

EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

PURPOSE: ACCESS AND UTILITIES
AREA AFFECTED: SAID PREMISES
RECORDED: APRIL 27, 2007
RECORDING NO.: 2007165888

COVENANTS, CONDITIONS AND RESTRICTIONS IMPOSED BY INSTRUMENT RECORDED UNDER RECORDING NO. 2007165889.

AGREEMENT AND THE TERMS AND CONDITIONS THEREOF:

REGARDING: DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT - SETTLEMENT AGREEMENT
RECORDED: JULY 7, 2006
RECORDING NO. 2006162223

AGREEMENT AND THE TERMS AND CONDITIONS THEREOF:

REGARDING: DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT - ADMINISTRATIVE DECISION
RECORDED: JULY 7, 2006
RECORDING NO. 2006162222

MATTERS SET FORTH BY SURVEY:

RECORDED: APRIL 27, 2007
RECORDING NO.: 2007165892