

* Rerecord to correct legal

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that REONNE B. SMITH, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto JAMES L. SMITH and SHERYL ANDERSON, hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Multnomah, State of Oregon, two-thirds (2/3) interest as tenants in common in the life estate with cross-contingent remainders in fee simple (having right of survivorship) in the property described as follows, to-wit:

All that portion of Tax Lot 9, Section 6, Township 2 North of Range 1, West of Willamette Meridian, lying southerly of Lucy Reeder Road, being County Road No. 1191-40 on Sauvies Island, in Multnomah County, State of Oregon, said Tax Lot 9 being described as:

Beginning in the south line of Alex McQuinn DLC on section line between Sections 6 and 5; thence north 751.35'; thence north 35° 14 1/2' west 1910.1'; thence west 251'; thence south 2000.7' to the south line of Alex McQuinn DLC; thence south 77° east 1389.29' to beginning. Except part in Road No. 1191.

To have and to hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And the grantor hereby covenants to and with the said grantee and grantee's heirs, successors and assigns that said real property is free from encumbrances created or suffered thereon by grantor and that grantor will warrant and defend the same and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or other the grantor.

The true and actual consideration paid for this transfer, stated in terms of dollars, is less than \$100.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration. In inserting this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof applied equally to corporations and to individuals.

Tax Statement:

Until a change is requested, all tax statements shall be set to:

Sheryl Anderson
3031 Westview Court
Lake Oswego, OR 97034

Ret -

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1023

95 74848

June 27, 1995.

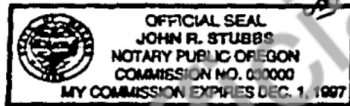
IN WITNESS WHEREOF, the grantor has executed this instrument this 12 day of MAY, 1995.

Reonne B Smith
Reonne B. Smith

STATE OF OREGON)
) :ss
County of MULTNOMAH)

Personally appeared the above named Reonne B. Smith and acknowledged the foregoing instrument to be her voluntary act and deed this 12 day of MAY, 1995.

John Stubbs
Notary Public for Oregon
My Commission Expires: 12-1-97



CS

Unofficial Copy

STATE OF OREGON }
Multnomah County }

I, a Deputy for the Recorder of Conveyances in and for said County, do hereby certify that the within instrument of writing was presented for record and recorded in the record of said County.

95 MAY 15 AM 9:30

RECORDING SECTION
MULTNOMAH CO. OREGON

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Witness my hand and seal of office at said
Recorder of Conveyances

C Swick
Deputy

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2 2

June 27, 1995

Re Record

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STATE OF OREGON
Multnomah County

I, A Deputy for the Recorder of Conveyances, in and for said County, do hereby certify that the within instrument of writing was received for record and recorded in the record of said County.

95 JUN 27 / AM 10: 26

RECORDING SECTION
MULTNOMAH CO. OREGON

VeriFile

95 74848

Witness my hand and seal of office at said

Recorder of Conveyances

C Swick

Deputy

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June 27, 1995