

#34396T1-John Benjamin Howell

FORM FLB 409
M2569 (Rev. 6-44)

DEED

BOOK 2111 PAGE 178

THIS INDENTURE, made this 21st day of March, 1962, between THE FEDERAL LAND BANK OF SPOKANE, a corporation organized and existing under the Act of Congress known as the Federal Farm Loan Act, as amended, with its principal place of business in the City of Spokane, County of Spokane, State of Washington, the party of the first part, and
Rose Mabel Howell,

party of the second part,

WITNESSETH: That the party of the first part, for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable considerations, receipt of which is hereby acknowledged, does by these presents Grant, Bargain, Sell and Convey to the party of the second part, and to her heirs and assigns forever, the following described real estate, situate in the County of Multnomah, State of Oregon, to wit:



Beginning at the most Northerly Northeast corner of the Joseph Menzie Donation Land Claim, being Claim No. 45, Notification No. 4492; thence North 30° 46' East 1728.6 feet; thence North 36° 34' West 2156 feet to an iron pipe located on the West bank of the Gilbert River, which iron pipe is the true point of beginning; thence South 72° 39' West 1851.54 feet to an iron pipe; thence North 17° 21' West 223.50 feet to an iron pipe; thence South 72° 39' West 450 feet to an iron pipe; thence South 83° 17' West 84 feet; thence North 64° 19' West 94 feet to an iron pipe; thence North 48° 02' West 224 feet to an iron pipe; thence South 69° 24' West to an iron pipe located on the East line of the county road; thence South 69° 24' West to the West boundary line of the Bybee Donation Land Claim, Notification No. 4491, Claim No. 46; thence along the West line of Donation Land Claim in a Northerly direction to the Northwest corner of said Donation Land Claim; thence in a Northeasterly direction along the North line of said Donation Land Claim to its intersection with the West line of the Gilbert River; thence in a Southeasterly direction along the West bank of the Gilbert River to the said true point of beginning;

Together with the right to use jointly with the successors and assigns of the Grantor a private road located along the Southwesterly portion of the above described property as a means of ingress and egress to the buildings on the property described above to the county road located on the top of the dyke along the Westerly side of said above described property.

Together with all the tenements, hereditaments, rights, privileges and appurtenances thereunto belonging, and all waters and water rights, and all watering and irrigating apparatus and fixtures which are appurtenant to or incident to the ownership of said premises; but nothing herein contained shall be construed as a warranty of any water right.

To Have and To Hold said premises unto the part y of the second part, her heirs and assigns forever, subject to the following:

1. Unpaid taxes, assessments and water charges, including but not limited to those levied or imposed by the United States Reclamation or Indian Service or by any water or irrigation or drainage district or company, and all other unpaid charges, liens or assessments imposed by or pursuant to law on the above described property, including any and all deferred charges becoming due subsequent to the year 1941.
2. Any lien imposed by law by reason of the outstanding indebtedness of any drainage, irrigation or other special improvement district; and any lien or encumbrance revived or placed on said property by, through or under the part y of the second part.
3. The exceptions, provisions and reservations contained in patents or deeds from the United States of America, or the state in which said land is situate, or in deeds from railway companies; and any and all easements, rights of way for railroads, roads or highways or other servitudes.

TITLE TRUST COMPANY



14577

The party of the first part hereby covenants that, except as hereinabove stated, it will forever warrant and defend the title to the said premises against the claims of every person whomsoever lawfully claiming by, through or under it.

APR 12 1962

IN WITNESS WHEREOF, the party of the first part has caused its corporate name to be hereunto subscribed and its corporate seal to be affixed by its proper and duly authorized officers.

THE FEDERAL LAND BANK OF SPOKANE

By [Signature]
A. W. Behrens Assistant Vice-President

ATTEST:
[Signature]
Don H. Marshall Assistant Secretary

STATE OF WASHINGTON }
COUNTY OF SPOKANE } ss.

On this 21st day of March 19 62, before me (a notary public in and for the above named state) personally appeared A. W. Behrens to me known to be Vice-President of the corporation that executed the within and foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and that it executed the same, and on oath stated that he was authorized to execute said instrument, and that the seal affixed is the corporate seal of said corporation.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

[Signature]

Notary Public in and for the State of Washington
Residing at Spokane, Washington

My commission expires January 7th, 1963.

APPROVED
[Signature]
Attorney

TITLE AND TRUST COMPANY

Document No. _____
THE FEDERAL LAND BANK
OF SPOKANE
14577
Grantor
TO [Signature]
Grantee

DEED
STATE OF OREGON, }
County of Multnomah } ss.
I, Si Cohn, County Clerk, and ex-officio 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 _____ of _____ of said County at _____

1962 FEB 12 PM 4 09

In Book 2111 On Page 178
Witness my hand and seal of office affixed.
[Signature] SI COHN,
County Clerk.
Furn Co. Clk. 25 Recording Certificate Deputy.

14577
12
#2569

APR 12 1962