



2212175
Page: 1 of 5
10/19/2005 03:42P
Chelan Co, WA

Return to:

Monnette & Cawley, P.S.
P. O. Box 2599
Wenatchee, WA 98807-2599

REAL ESTATE EXCISE TAX
EXEMPT
Chelan County Treasurer
David E. Griffiths, C.F.A.
By 810114105
Deputy

WARRANTY FULFILLMENT DEED

Reference numbers of related documents: 9208310139; 2122851
Grantors (Seller): Herbert R. Diede, Deanna C. Metzger, Susan Day
Grantees (Purchaser): Herbert D. Diede and Carol L. Diede
Legal Description (abbreviated): Portions of Section 18, TS 23 N, R20, EWM, Chelan
County, WA
Additional legal description is on Page 5 of documents
Assessor's Tax Parcel ID#: 23 20 18 200 050; 23 20 18 230 050; 23 20 18 240 050

The Grantors, Herbert R. Diede, Deanna C. Metzger and Susan Day, married persons dealing in their separate property, as equal tenants in common by assignment, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, convey and warrant to the Grantee, Herbert D. Diede and Carol L. Diede, husband and wife, the following described real property which is located in Chelan County, Washington, together with all improvements, fixtures and appurtenant water rights:

All property described in that Real Estate Contract dated July 2, 1992, recorded August 31, 1992, at Chelan County Auditor's No. 9208310139, except parcels previously conveyed by Partial Warranty Fulfillment Deeds recorded under Chelan county Auditor's file Nos. 9307290061 and 9412140016, and including but not limited to the property described on Exhibit A attached hereto.

This Deed is given in fulfillment of that certain Real Estate Contract dated July 2, 1992, and recorded on August 31, 1992, under Chelan County, Auditor's file No. 9208310139, as amended by Amendment dated June 17, 1999, and the covenants of warranty herein are:



SUBJECT TO easements, restrictions and reservations of record existing as of the date of the contract and those which attached after the date of the contract, except for those caused after the date of the contract solely by the Grantor or the Grantor's agents or assigns.

SUBJECT TO rights and liabilities under customary agreement for water rights in Wenatchee Reclamation District, and the creation of a lien upon the land for assessments therein, and SUBJECT TO matters relating to water and water rights, and rights of way for necessary facilities for the distribution of water and right of entry for repair and maintenance.

SUBJECT TO public and private condemnation rights.

SUBJECT TO all encumbrances which attached after the date of the contract, except for those caused solely by the Grantor or the Grantor's agents or assigns.

Gary L. Metzger, Martin C. Day and Mary L. Diede convey and quit claim to Herbert D. Diede and Carol L. Diede, husband and wife, any and all right, title and interest they may have in the above described Chelan County real property without warranty.

DATED this 26 day of September, 2005.

Mary L. Diede
MARY L. DIEDE

Herbert R. Diede
HERBERT R. DIEDE

DATED this 11th day of October, 2005.

Gary L. Metzger
GARY L. METZGER

Deanna C. Metzger
DEANNA C. METZGER

DATED this 3rd day of October, 2005.

Martin C. Day
MARTIN C. DAY

Susan Day
SUSAN DAY

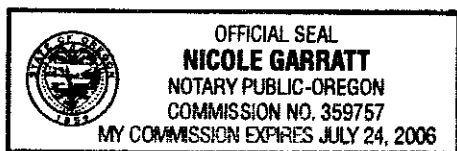


2212175
Page: 3 of 5
18/19/2005 03:42P
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STATE OF OREGON)
COUNTY OF Clackamas ss.

I certify that I know or have satisfactory evidence that HERBERT R. DIEDE and MARY L. DIEDE, husband and wife, are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in the instrument.

DATED this 26th day of September, 2005.

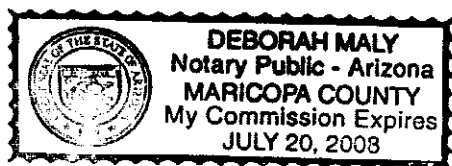


Nicole Garratt
Print Name: Nicole Garratt
NOTARY PUBLIC, State of Oregon
Residing at: Oregon City
My Commission Expires: July 24 2006

STATE OF ARIZONA)
COUNTY OF MARICOPA ss.

I certify that I know or have satisfactory evidence that DEANNA C. METZGER and GARY L. METZGER, wife and husband, are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in the instrument.

DATED this 11th day of October, 2005.



Deborah Malý
Print Name: DEBORAH MALÝ
NOTARY PUBLIC, State of ARIZONA
Residing at: MARICOPA
My Commission Expires: 7-20-08

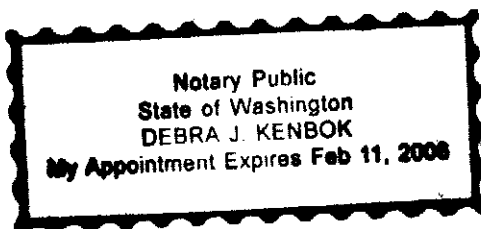


STATE OF Washington
COUNTY OF Jefferson ss.

I certify that I know or have satisfactory evidence that SUSAN DAY and MARTIN C. DAY, wife and husband, are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in the

DATED this 3rd day of October, 2005.

Debra J. Kenbok
Print Name: Debra J. Kenbok
NOTARY PUBLIC, State of WA
Residing at: Port Townsend, Wa.
My Commission Expires: 2-11-06



LEGAL DESCRIPTION

1. Harding Parcel (approximately 152 acres)

In Section 18, Township 23 North, Range 20 E.W.M., Chelan County, Washington: All of Lot 1; all of Lot 2, lying North and above the right-of-way of the Wenatchee Canal Company's Canal (now Wenatchee Reclamation District's Canal); the Northeast quarter of the Northwest quarter; all that part of the Southeast quarter of the Northwest quarter lying and being above the right-of-way of the Wenatchee Canal Company's Canal (now Wenatchee Reclamation District's Canal); also that part of the West half of Section 18 more particularly described as follows: Beginning at the center of said Section 18 and running North 53°31' West 849.3 feet to a point 50 feet South of the center of the canal of the Wenatchee Reclamation District and which is the initial point of the following description; thence South 1°13' East 583.1 feet to the North boundary of the County Road; thence North 88°26' West 1074.5 feet along the North boundary of the County Road; thence North 2°15' East 507.5 feet to a point 50 feet South of the center of the said Wenatchee Reclamation District's Canal; thence in an Easterly direction on a line parallel to and 50 feet distant from the center of said Wenatchee Reclamation District Canal to the initial point, containing 12.8 acres. Together with 19/100ths of a cubic foot of water per second out of the irrigation system of Wenatchee Reclamation District's Canal, and spray system appurtenant to said lands.

2. Coulthard Parcel (approximately 11 acres)

The Northwest quarter of the Northeast quarter of the Southwest quarter and East one-half of the Northeast quarter of the Northwest quarter of the Southwest quarter of Section 18, Township 23 North, Range 20 E.W.M., Chelan County, Washington, Excepting therefrom County Road along the Northerly side thereof as same existed prior to June, 1922, and Except any portion thereof lying Northerly of said County Road, and except portion thereof conveyed to State of Washington for Sunset Highway, as recorded in Volume 164, Page 483, under Auditor's File No. 103678.