

WARRANTY DEED

BOOK 0935 PAGE 376

The Grantors, JOHN L. SEEMANN and JANE SEEMANN, Husband and Wife as Tenants by the Entirety, of P.O. Box 9196, HC04, Palmer, Alaska 99645, for and in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, conveys and warrants to the Grantees JOHN L. SEEMANN and JANE SEEMANN as Tenants in Common each as to an undivided one-half (1/2) interest, of P.O. Box 9196, HC04, Palmer, Alaska 99645, and to the heirs, successors and assigns of the Grantee, forever, all of their right, title and interest to the following described real property consisting of approximately ± 255.5 acres located in the Palmer Recording District, Third Judicial District, State of Alaska:

An area of land commencing at the section corner monument of Sections 14, 13, 23, and 24, Township 18 North, Range 2 East, Seward Meridian;

thence $S89^{\circ} 56' E \pm 2638.68'$ along the section line common to Sections 13 and 24 to the quarter corner monument common to Sections 13 and 24, according to the B.L.M. Rectangular Township Plat for T.18N., R.2E., dated May 1, 1916; this line being the BASIS OF BEARING for this description, this quarter corner being the TRUE POINT OF BEGINNING for this description;

thence $\pm N00^{\circ} 01' W 1056.00$ feet along the center quarter line of Section 13, to a point;

thence $\pm N70^{\circ} 39' W \pm 2797.60$ feet along the line between Parcels #1 and #2 to the N-S 1/64 corner of Sections 14 and 13;

thence $\pm N00^{\circ} 02' W \pm 660.00$ feet along the section line common to Sections 14 and 13 to the quarter corner monument of said sections;

HARTIG, RHODES,
NORMAN, MAHONEY
& EDWARDS
A PROFESSIONAL
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thence $\pm 89^{\circ} 56'$ E ± 5278.90 feet along the center quarter line of Section 13 to the quarter corner monument common to Section 13, T.18N., R.2E., and Section 18, T.18N., R.3E., S.M., Ak.;

thence $\pm$ South ± 2640.00 feet along the section line common to Sections 13 and 18 of Ranges 2 and 3 East, respectively, to the section corner monument of Sections 13 and 24, R.2E., and Sections 18 and 19, R.3E., T.18N.;

thence $\pm 89^{\circ} 56'$ W ± 2638.68 feet along the section line common to Sections 13 and 24 to the TRUE POINT OF BEGINNING.

and

SW $\frac{1}{4}$ SW $\frac{1}{4}$ NW $\frac{1}{4}$, S $\frac{1}{2}$ SE $\frac{1}{4}$ SW $\frac{1}{4}$ NW $\frac{1}{4}$, S $\frac{1}{2}$ S $\frac{1}{2}$ SE $\frac{1}{4}$ NW $\frac{1}{4}$, SW $\frac{1}{4}$ SW $\frac{1}{4}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$, of Sec. 13, T18 N, R2E, S.M.

together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining; subject to conditions, reservations, restrictions, covenants, rights of way and easements of record, including without limitation those set forth in the United States Patent, the Uniform Common Interest Ownership Act (AS §34.08.010 et. seq.) and the subdivision plat, if any.

Dated at Anchorage, Alaska, this 20 day of Feb., 1998.

GRANTOR,

GRANTOR,

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& EDWARDS
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John L. Seemann
JOHN L. SEEMANN

Jane Seemann
JANE SEEMANN

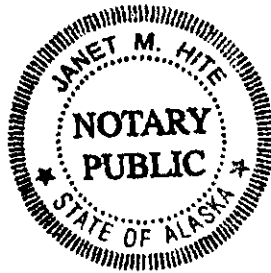
STATE OF ALASKA)

) ss.:

THIRD JUDICIAL DISTRICT)

BOOK 0935 PAGE 378

The foregoing instrument was acknowledged before me this 20th day of February, 1998, by JOHN L. and JANE SEEMANN.



Janet M. Hite
Notary Public in and for Alaska
My Commission Expires: 4-11-2001

TO BE RECORDED IN THE
PALMER RECORDING DISTRICT

AFTER RECORDING RETURN TO:
Peter B. Brautigam
Hartig, Rhodes
717 K Street
Anchorage, Alaska 99501

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PALMER
RECORDING DISTRICT

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REQUESTED BY

Hartig, Rhodes
et al

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