

**COMMONWEALTH
TITLE INSURANCE
COMPANY**

Statutory Warranty Deed

THE GRANTOR s GORDON M. KORSMO and ELINOR KORSMO, husband and wife,

for and in consideration of Ten and no/100 - - - - - (\$10.00) Dollars

in hand paid, conveys and warrants to MARTIN H. KORSMO and IRENE KORSMO, husband and wife

the following described real estate, situated in the County of Pierce, State of Washington: Lots Forty (40) and Thirty-Nine (39) and East Eight (8) feet of Lot Thirty Eight (38), Block Two (2), Pleasantville, according to plat recorded in Book 5 of Plats at page 18,

Subject to a mortgage to Pacific First Federal Savings and Loan Association of Tacoma, dated July 1, 1949, recorded July 26, 1949 under Auditor's Fee No. 1522955, which mortgage the grantees assume and agree to pay.

KNOW ALL MEN BY THESE PRESENTS:

That the owners of the above mentioned property hereby promulgate, certify and declare that there is and shall hereby be established prohibitive and operative restrictions, reservations, prohibitive and permitted uses of said property as hereinafter specifically set forth by sections A to D, inclusive hereof.

That all Covenants thereof shall run with the land as a condition binding on all parties and all persons claiming title thereto. If the parties hereto, or any of them or their heirs or assigns, shall violate or attempt to violate any of the Covenants herein, it shall be lawful for any other person or persons owning any real property in said block to prosecute any proceedings at law or in equity against the person or persons violating or attempting to violate any such Covenant and either to prevent him or them from so doing, or to recover damage or other dues for such violation. Invalidation of any one of these Covenants by Judgment of Court Order shall in no wise affect any of the other provisions which shall remain in full force and effect.

A. No trailer, tent, shack, barn or other outbuilding shall be erected, permitted or maintained in the block, nor used as a residence temporarily or permanently.

B. No swine, goats, cattle or horses, poultry, rabbits or any species of livestock shall be kept or maintained on any lot for commercial purpose or otherwise. This is not intended to include household pets, not calculated to become and not becoming a nuisance to owners of, or inhabitants of said block. Except that poultry and rabbits may be kept for private use.

C. No part or parcel of land or improvement thereon shall be rented or leased to or used or occupied, in whole or in part, by any person of African or Asiatic descent, nor by any person not of the white or Caucasian race, other than domestic servants domiciled with an owner or tenant and living in their home.

D. No noxious or offensive trade or activity shall be carried on upon any lot nor shall anything be done thereon which may be or become an annoyance or nuisance to the neighborhood.

Dated this 21st day of November, 19 49.

Gordon M. Korsmo (SEAL)

Elinor Korsmo (SEAL)

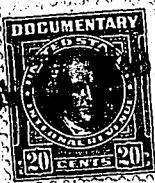
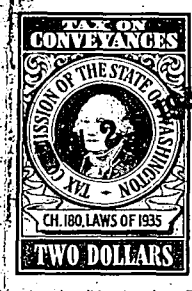
STATE OF WASHINGTON, } ss.
County of Pierce

On this day personally appeared before me Gordon M. Korsmo and Elinor Korsmo

to me known to be the individual s described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

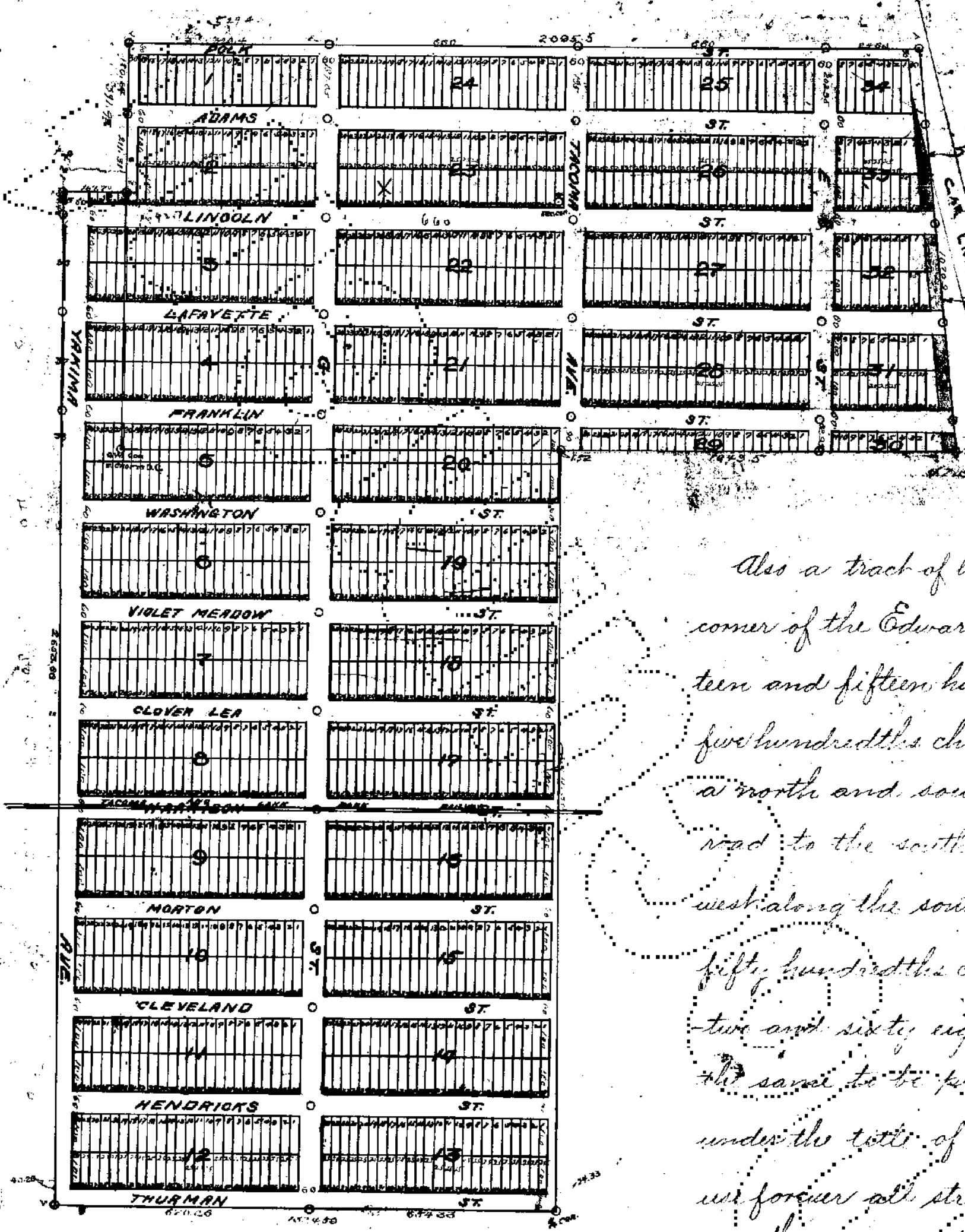
GIVEN under my hand and official seal this 21st day of November, 1949.

Helen M. Jensen
Notary Public in and for the State of Washington,
residing at Tacoma.



Filed for record Nov. 21, 1949 2 p.m.
Request of COMMONWEALTH TITLE COMPANY
JACK W. SONNTAG, Co. Auditor

PLEASANTVILLE



This is to certify that we, J. A. Wintermute and Ella S. Wintermute, his wife, owners of the following described tract of land viz: All of lot number one (1) and the south east quarter (S. E. 1/4) of the North east quarter (N. E. 1/4) of Section Eight (8) in Township nineteen (19) North, of range three east. N. W. (R. 3 E.) containing sixty-two and seventy eight hundredths acres (62.78).

Also a tract of land described as follows to wit: beginning at the south west corner of the Edward Croft's Donation Land Claim, running thence north sixteen and fifteen hundredths chains (16.15); thence east thirty-one and seventy five hundredths chains (31.75) to the center of county road that runs in a north and south direction; thence southeasterly along said County road to the south line of the Edward Croft's Donation Land Claim; thence west along the south line of said Donation Land Claim thirty-three and fifty hundredths chains (33.50) to the place of beginning, containing fifty-two and sixty eight hundredths acres (52.68) more or less, have caused the same to be platted as shown hereon and record the same under the title of 'PLEASANTVILLE' and hereby dedicate to the public our former platted streets and avenues shown on the annexed plat.

Witness our hands this 27th day of May A.D. 1890.
Witnessed by Ira A. Town
E. D. Hibbs
J. A. Wintermute
Ella S. Wintermute

I, Ira A. Town, a Notary Public in and for said State and County, do hereby certify that on this 27th day of May 1890, personally appeared before me J. A. Wintermute and Ella S. Wintermute, his wife, to me known to be the individuals described in and who executed the within instrument and acknowledged that they executed the same as their free and voluntary act and deed for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 27th day of May 1890.

Ira A. Town

Notary Public Binding at Tacoma, Washington

We hereby certify that we have surveyed the above addition and that it is platted in conformity with adjacent additions.

Lindley and Nicholson

Recorded at the request of J. A. Wintermute May 27 1890 at 5 o'clock past 9 o'clock A.M.

- IN AUDITOR'S FILE:
- BOUNDARY LINE REVISION - AF# 8604290177
 - BOUNDARY LINE REVISION - AF# 8707809632
 - B.L. REVISION - AF# 8904230149
 - B.L. REVISION - AF# 8905230101
 - B.L. REVISION - AF# 901130187
 - B.L. REVISION - AF# 9005080483
 - B.L. REVISION - AF# 9012070372
 - B.L. REVISION - AF# 910308292
 - B.L. REVISION - AF# 9105080405

- B.L. REVISION - AF# 9106140127
- B.L. REVISION (LOT COMB) AF# 9108120112
- B.L. REVISION (LOT COMB) AF# 9107140525
- B.L. REVISION - AF# 911130718

Edward Kellogg
Auditor Pierce Co. Washington
By N. H. Kellogg, Dep.

For reference only, not for re-sale.