

Olympia Historic Register Application Information

A. Street address: 208 Percival Street NW

Tax Number/ Parcel Number: 85002800700 ? Legal description: Section 15, Township 18 Range 2W Plat Woodruff Addition

Property owner: Kassie Koledin, 208 Percival Street NW, Olympia 98502, 206 518-7232,
kassie.koledin@gmail.com

Type of property: Individual historic building

Significance of property: Historic Importance, Architectural Importance

B. Supporting Documents ("submittals"):

1. This lovely house was built in 1923 for John O. Sandberg and Ella Marie (Olson) Sandberg.

John Sandberg, born in 1875 in Sweden, immigrated to the United States in 1896. He married Ella Marie Olson, also an immigrant from Sweden, in 1902. Before the Sandbergs moved to Olympia, they lived in Tacoma where John Sandberg worked as a millwright. He was said to have been one of the original founders of the Olympia Veneer Plant, which "...was founded in 1921 as a revolutionary example of a cooperative company, owned by its workers..." In 1928, John Sandberg's older daughter, Evelyn, married Olof Anderson, one of the Anderson brothers who owned the Tumwater Lumber Mills.

John Sandberg died in Olympia in 1954. His widow sold the house to first generation Norwegians Melvin and Anna Kjorlang in 1961. Ella Marie Sandberg then moved to Centralia and passed away in 1966. Both John and Ella are buried in the (Old) Tacoma Cemetery in Tacoma, Washington.

2. The Sandberg House is a one and a half story Craftsman Double Front-Gabled Bungalow which features two front facing gables; one on the porch and the other on the house façade. These gables have large "knee brackets" that look as if they support the roof. The roof is composition and the exterior is cedar wood siding. Most of the double hung windows are original and were renovated in 2017. However, previous owners had replaced four of the windows with vinyl window frames. One window has already been restored to the original double hung appearance and the goal is to restore the other three windows as time and finances allow. Other exterior portions of the house, such as the wood frame, appear to be intact from the original building.

Most of the downstairs interior remains intact, including the built in bookcases as well as the fireplace tiles. These tiles are mustard and burnt orange in color and several of them feature 'country' scenes including a home with tree and moon, laborers working in the fields, and trees set in a circle. These particular tiles appear to be unique to this house. Unfortunately when the kitchen was remodeled by the previous owners, the kitchen tile was replaced with a vinyl backsplash. Although I have found pieces of the original kitchen tile in the backyard, I am not hopeful about finding and replacing the vinyl backsplash with the original tile, although I am looking at restoring the backsplash with tile that would be consistent with the Craftsman style of the house.

1. Statement of Significance:

This property is important to the history of Olympia because John Sandberg, the builder and first owner of the house, played a significant part in the early history of Olympia, including being one of the founding members of the Olympia Veneer Plant (founded in 1921). In addition, Sandberg, a Swedish immigrant, as well as the second owner Melvin Kjorlang, a first generation Norwegian, were typical of the influence and the contributions of the Scandinavian community to Olympia.

This house is significant in that it is an excellent and well preserved example of a double front-gabled Craftsman Bungalow. As per Professor Robert Schweitzer, "This more complex design gained its popularity in the late 1910s and early 1920s..." and is characterized by "...the two front gables; one on the porch and the other on the house façade. These triangular gables are not lined up directly behind each other but offset to highlight the feature..."

85002800700

8-79

SALES PRICE	RECORD	LEGAL OWNER
111	210	SANDBERG, JOHN D
1208	1208	SANDBERG, ELLA M
1208	352	KORLAN, NELVIN T
1208	352	KORLAN, DANIEL E
CP4	057	Korlan, Daniel E, JR
5000	955	Totten, Charles A.

Address: 208 N. FERRIS AVE
 Picture No. 4465
 Depreciation Rate %

8	5	0	6	2	8	0	6	7	1
PAI					BLK		LOT		SEC

SEN. CIT. 3-78
3-79

Thurston County

Sec. or Pkg	Woodruff	Subdiv.	7	Lot	28	I. No.	Acres
LEGAL DESCRIPTION							12.55
VAC E 7.5 F ST							53.5 A
TAX CODE 110							

TAX YEAR	TIER	IMP. ACRES	SEWER ACRES	TIER 2 VALUE	IMP. VALUE	SEWER VALUE	TOTAL 1974	1974 (V.C.S.)	TOTAL VALUE
1982							11,500	42,400	RB
86							14,500	42,100	KM
88							10,500	42,000	OH7
89							4,100	42,900	01-26
92							14,100	37,400	24-9
93							21,500	40,600	26/61
1970									
1971									
1972							2800	15,200	
1973									
1974							2,100	15,100	
1975									
1976									
1977									
1978							3,500	23,100	
1979									

Hand in - E.C. + E.R.R.
 FU 1400 - 9640

Hand in - E.C. + E.R.R.

LM

Thurston County

Territory of Washington
County of Thurston

Know all men by these presents that I, C. Woodruff, unmarried, of Olympia Thurston County Washington Territory do hereby certify, that I am the owner of the following described tract of land known as S. Marsh Donation Land Claim No. 46 being a part of section fifteen Township eighteen north Range two west Willamette Meridian in Thurston County, Washington Territory, beginning at the northeast corner of W. S. Parcel Donation Land Claim on the west shore of Budd's Lake from which there is a cedar 20 inches diameter N. 77° 29' 31" E. 39 links as per note of W. S. survey thence of set water in section fifteen Township eighteen north Range two west Willamette Meridian, Thurston County, Washington Territory, running thence west (variation used 21° 5') thirty seven hundred and sixty six (3766) feet to the south west corner of said Donation Land Claim No. 46 from which there is a cedar 20 inches diameter N. 19° 8' 39" E. 39 links to a hemlock 12 inches diameter N. 65° 11' 34" E. 34 links as per note of W. S. survey thence north (variation used 21° 5') nineteen hundred and sixty six (3766) feet to north west corner of said claim from which there is a hemlock 20 inches diameter N. 65° 11' 34" E. 34 links to a fir 22 inches diameter N. 11° 6' 31" E. 34 links as per note of W. S. survey thence thence east (variation used 20° 15' 5") thirty four hundred and nine and two tenths (3409.2) feet to a point on the meander line of W. S. bay in said section fifteen as per note of W. S. survey thence with the meander line of the bay N. 21° 5' one thousand and thirty four and two tenths (1034.22) feet thence S. 14° 5' one hundred and fifty one and eight hundredths (149.87) feet to the point of beginning containing one hundred and sixty (160) acre more or less, beginning from above the following described parcel thereof beginning at the north east corner of the said described land known as S. Marsh Donation Land Claim No. 46 at the meander post on the bay thence running south three hundred (300) feet thence west five hundred (500) feet thence north three hundred (300) feet thence east five hundred (500) feet to the place of beginning and all the angles at the corner of this parcel being right angles, that the area of said parcel being 3409.22 acres more or less, that I have caused the said described land one hundred and fifty six and two hundred and fifty seven thousandths (156.257) acres more or less - owned by me - to be surveyed and subdivided, that I have caused the foregoing map thereof entitled map of Woodruff Addition to the City of Olympia, Washington Territory to be made, that said map represents the true subdivision thereof, that the names of all the streets and avenues are noted on the map that all of said avenues running north and south are seventy five feet wide running Division Avenue and Railroad Avenue, Division Avenue being twenty two feet wide at its southern end and fifty seven feet wide at its northern end and Railroad Avenue being one hundred and fifty feet wide at its entire

length, that Madison Street is thirty six and four tenths feet wide at its western end and twenty five and four tenths feet wide at its eastern end, that Jackson and Fairfield Streets are fifty feet wide each their entire length, Harrison Avenue being eighty feet wide its entire length and Lincoln Avenue thirty six feet wide its entire length, that the lots in Block numbered one to forty eight inclusive are fifty feet wide and one hundred feet deep, saving lots numbered one and four in Block numbered one and also saving lots numbered one two three four five six seven and ten in Block numbered one two which lots are of different dimensions as shown on the map, that all the lots in Block lettered A. B. C. and D. are fifty feet wide and one hundred and four and four tenths feet deep, saving the north lot in Block A. which one of the dimensions shown on the map, that all the lots in Block lettered E. F. G. and H. are fifty feet wide and one hundred and fifty feet deep, saving lot numbered one in Block H. which one of the dimensions indicated on the map, that stone monuments with a cross cut on top are set at the corner of said surveyed tract at the place indicated by small circles on the map, that similar monuments also are set at the intersection of the center line of the following streets and avenues to wit, Jackson Street and Thomas Avenue, Jackson Street and Ridge Avenue, Jackson Street and Sherman Avenue, Fairfield Street and Thomas Avenue, Fairfield Street and Ridge Avenue, Fairfield Street and Sherman Avenue, Harrison Avenue and Thomas Avenue, Harrison Avenue and Ridge Avenue, Harrison Avenue and Sherman Avenue and that the places for these monuments also are indicated by small circles on the map, that I do hereby dedicate grant and dedicate to the public use the streets avenues and alleys shown on said map.

In Witness whereof I have hereunto set my hand and official seal this eleventh day of March 1889. Witness on the premises of
C. Woodruff
B. F. Mayo
R. C. O'Brien

D. C. Woodruff (Seal)

Territory of Washington
County of Thurston

I do hereby certify that on this day March 1889 before me a duly qualified Notary Public in and for said Territory personally appeared C. Woodruff, to me personally known, and known to me to be the person described in and whose name is signed to the foregoing map, certificate and dedication and he acknowledged to me that he signed and executed the same freely and voluntarily and for the use and purpose therein expressed.

In Witness whereof I have hereunto set my hand and official seal this day and year first above written.



R. C. O'Brien
Notary Public in and for
Washington Territory

Territory of Washington
County of Thurston

I, B. W. Brintnall, County Surveyor of Thurston County, Wash. Terr. hereby certify that I have examined the Plat of Woodruff Addition to Olympia, W. T. and I find it to conform to the return made of the S. Marsh Donation Claim No. 46, as the same appears of record in the office of the Surveyor General of Wash. Terr.

B. W. Brintnall
Co. Surveyor

Territory of Washington
County of Thurston

This is to certify that this plat was filed for record the 11th day of March A. D. 1889, by request of C. Woodruff at 2 o'clock P. M. and recorded on Plat Book Vol. 11 on page 48 of Plat of Thurston County, Wash. Terr. In Witness my hand and official seal this day and year above written.



John C. Farnes
Notary of Thurston County, Wash. Terr.
By Charles D. Garfield
Deputy

(7948) S. Marsh - add. to city limits
S. Marsh - add. to city limits

MAP OF

WOODRUFF'S ADDITION

To the City of

Olympia

Washington Territory

Scale 200 ft = 1 in

Only June 19, 1939 Vol 10 No 608
 By Frank T. Baker
 By Thomas R. Broughton
 D. 2000

Vacated

By Ordinance 1831 of the City Council of Chicago the following
 A strip of land 12 1/2 feet wide on each side of Chicago
 Avenue, from Harrison St. to Madison St. was donated to
 the City for the full right of way to be used as a
 street and the same was named by the name of the lot abutting the same
 and is hereby confirmed.

Geo. E. Martineau
County Auditor
Haverstone & Wash.

located Nov. 29, 1926
Dly. Ord. No. 1941
101.126 Deeds Page 552

[illegible]

Vocated Jan. 16, 1962.
Dly. Ord. No. 3216
Vol. 361 Page 111 Deeds
A.C. Melton, County Auditor

*
 488 Pa 426
 138 Pa
 David Brock

Order of County
Commissioners dated
June 8, 1948 vacating
the 3rd of N. S.alley line
vacant of Lot 1, Block 35.
Elmer C. Taylor
County Auditor

T. P. Bender,
County Auditor & Clerk

Survey

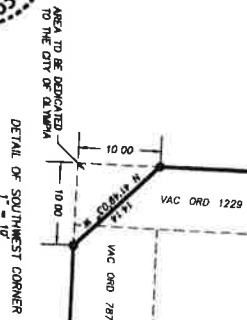
File# 3125340

Survey

FILE NO. 3125340



NOTE: MONUMENTS IN HARRISON AVENUE
WERE UNACCESSIBLE DUE TO ROADWAY
CONSTRUCTION. MONUMENTS IN GARFIELD
AND WERE VIEWED BY CITY REFERENCES.



- SCALE 1"=30 FEET
- 0 15 30 60
- METERS CITY OF OLYMPIA
COORDINATE SYSTEM
- ① CURED MONUMENT
 - ② BRASS CAP MONUMENT
 - ③ SET 1/2" REBAR WITH CAP
 - ④ STAMPED RLS 27195
- SURVEY OF
LOT 8 OF BLOCK 28 OF WOODRUFF'S
ADDITION TO THE CITY OF OLYMPIA
AS SHOWN ON PLAT NO. 3125340
3 OF PLATS, PAGE 40, RECORDS
OF THURSTON COUNTY, WASHINGTON



RLS & ASSOCIATES
Survey and Mapping Services
P.O. BOX 1607
OLYMPIA, WA 98507-1607
(360) 753-6296

SURVEYOR'S CERTIFICATE
THIS MAP CORRECTLY REPRESENTS A SURVEY
MADE BY ME OR UNDER MY DIRECTION IN
CONFORMANCE WITH THE SURVEY RECORDING
ACT FOR ROBERT ELMER
IN NOVEMBER 1997
Robert E. Elm DATE 12/4/97
REGISTERED PROFESSIONAL LAND SURVEYOR
CERTIFICATE NO. 27195

AUDITOR'S CERTIFICATE
FILED FOR RECORD THIS 14th DAY OF DECEMBER, 1997
AT THE REQUEST OF RLS & ASSOCIATES
Sam S. Reed BY *Sam S. Reed*
THURSTON COUNTY AUDITOR DEPUTY

AUDITOR'S INDEXING DATA			
NW 1/4 OF THE SE 1/4	SECTION 15	TOWNSHIP 18 NORTH	RANGE 2 WEST W.M.

SURVEY WAS DONE BY CONVENTIONAL FIELD
TRANGS METHOD USING A NAD 83 1600
TOTAL STATION

5

that upon said separate examination she signed said deed and acknowledged that she voluntarily of her own free will, and without fear of or coercion from her husband, signed and executed the same. In Witness Whereof, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.



Jas B. Best

Notary Public.

No. 4139, Filed for record by C. L. Sawyer & Co, March 20, 1889, at 255-26.

John P. Deward

Auditor

By Charles D. Duffield Deputy

✓ This Indenture, made the 20th day of February in the year of our Lord One Thousand Eight Hundred and Eighty nine. Between Joseph Shepherd, Allen, Jr. of Spokane Falls, Washington Territory, Party of the first part: and Samuel C. Woodruff, Bachelor, of Olympia, Washington Territory, the Party of the second part. Witnesseth, that the said party of the first part, for and in consideration of the sum of One Dollar, lawful money of the United States of America to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, demise, release, and forever quit claim unto the said party of the second part, and to his heirs and assigns all that certain lot, piece or parcel of land, situated in the said City of Olympia, County of Thurston Territory of Washington and bounded and particularly described as follows, to wit: Commencing (to obtain the starting point at the meander post between sections 15 & 22, on Budd's Ditch, and running thence with the meander of said Ditch North 31° East, 17 chains and 23 links; thence North 45° 30' East, 7 chains and 57 links; thence North 110° West, 3 chains and 67 links to the North East Corner of the claim, thence West 55 chains and 80 links; thence North 79 chains and 60 links; thence East 57 chains and 61 links to the shore of Budd's Ditch; thence with the meander line of said Ditch, South Two and one half degrees East 15 chains and 67 links; thence North 110° East, 14 chains and 38 links to the point of beginning, being Part of section 15, Township 18 N., Range 2 West of the Willamette Meridian containing 160 acres, less 3 ¹¹⁵/₁₀₀₀ acres heretofore conveyed by Edwin March to Henry B. Burbaker and bounded and described as follows, to wit: (Commencing at a certain point in the Southern boundary of the land claims of William Osborne, at being the option of the said Henry B. Burbaker, his heirs or assigns to establish the aforesaid point either at half tide or otherwise in the middle of a road beaten along the west side of said Ditch, the said point to be known as the starting point and running from thence in a southerly direction along the side of said Ditch 205 feet; thence West 50 feet; thence North 30 feet; thence East 50 feet to the place of beginning, the boundary line to be at right angles) all of said land being known as the E March Donation Claim No. 46. Together with all and singular the tenements, hereditaments and appurtenances

To Have and to Hold all and singular the said premises, together with the appurtenances, unto said party of the second part, and to his heirs and assigns forever.

In Witness Whereof, the said party of the first part has hereunto set his hand and seal this day and year first above written.

Signed, Sealed and delivered in Presence of

Carrie K. Allen

P. C. McCracken

Joseph Shephard Allard

(L.S.)

State of California

County of San Bernardino } ss

This is to certify, that on this First day of March A.D. 1889 before me John P. Pick, Jr. a Notary Public in and for said County duly commissioned and sworn, personally came Joseph Shephard Allard to me known to be the individual described in and who executed the within instrument, and acknowledged to me that he signed and sealed the same as his free and voluntary act and deed for the uses and purposes therein mentioned.

Witness my hand and official seal this day and year in this certificate first above written.

Notarial seal of
John P. Pick Jr.

John P. Pick Jr.

Notary Public in and for San Bernardino Co. California.

No 41442 - Filed for record by N.T. May 5 March 20th 1889. at 2 P.M.

John W. Tweed
Auditor

By Charles Deafield Deputy

✓ This Indenture, Made this 15th day of March in the year of our Lord one thousand eight hundred and eighty nine. Between Charles Chaumi and Zoi Chaumi his wife of Olympia W.T. the parties of the first part, and J.W. Robinson of Olympia W.T. the party of the second part;

Witnesseth, that the said parties of the first part, for and in consideration of the sum of Twenty Two Hundred Dollars, Lawful Money of the United States, to them in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, do by these presents grant, Bargain, Sell, Convey and Confirm unto the said party of the second part, and to his heirs and assigns, the following described tract, lot and parcel of land, situate, lying and being in the County of Thurston Territory of Washington, and particularly bounded and described as follows, to wit: Lots three, 3, Four 4 and Five in Block Four 4 of Central Addition of the Town (now city) of Olympia, Washington Territory as designated on the Plat on file in the Auditor's office of Thurston County W.T.

Together with the appurtenances, to have and to hold the said premises with the appurtenances unto said party of the second part and to his heirs and

4

This Indenture Witnesseth: That *Samuel C. Woodruff* (hereinafter called *the Grantor*) of *Charleston, South Carolina*

part *1* of the first part, for and in consideration of the sum of *Twenty two hundred* Dollars, in gold coin, of the United States of America, to *him* in hand paid by *Henry H. Jones of Bridgeton New Jersey*

part *1* of the second part, has GRANTED, BARGAINED and SOLD, and by these presents do *he* Grant, Bargain, Sell and Convey unto the said part *1* of the second part, and to *his* heirs and assigns, the following described premises, situate, lying and being in the County of *Thurston*, *Territory* of Washington, to-wit: *All of Block number twenty eight (28) of Woodruff's Addition to the City of Olympia as recorded in the Office of the Auditor of Thurston County, Washington Territory*

TO HAVE AND TO HOLD the said premises, with their appurtenances, unto the said part *1* of the second part, *his* heirs and assigns forever; and *he* the said part *1* of the first part, do *he* hereby covenant to and with the said part *1* of the second part, *his* heirs and assigns, that *he* the owner in fee simple of said premises, that they are free from all incumbrances

and that *he* will WARRANT AND DEFEND the same from all lawful claims whatsoever.

Witness my hand and Seal this *Twenty third* day of *April* A. D. one thousand eight hundred and *eighty nine*

WITNESSES:

A. J. May
Geo. H. Jones

Samuel C. Woodruff



Territory of Washington.

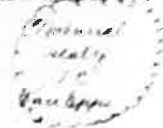
County of *Thurston*

THIS CERTIFIES *I* on this *Twenty third* day of *April*, in the year of our Lord one thousand eight hundred and *eighty nine*, before me, a *Notary Public* and for the County of *Thurston* of Washington, personally appeared the within named *Samuel C. Woodruff*

whose name *he* subscribed to the foregoing instrument as part *1* thereof, personally known to me to be the individual described in, and who executed the within deed and acknowledged the same to be *his* free act and deed, and *do* justice certify that *I* am known to *him* wife of the said *Henry H. Jones*

the contents of the foregoing instrument, and that upon an examination, separate and apart from her husband, *she* acknowledged that she voluntarily, of her own free will, and without fear of or coercion from her husband, signed and executed the same.

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



Samuel C. Woodruff
Notary Public

Filed and recorded at the request of *Samuel C. Woodruff* at *12:00* o'clock *P. M.*

May 3rd A. D. 18*89*

This Indenture, WITNESSETH. That Henry W. Ebner of Bridgeton N.J.
an unmarried man

party of the first part, for and in consideration of the sum of (900) Nine Hundred
DOLLARS,
in lawful money of the United States of America, to him in hand paid by
Henry J. Mayo

party of the second part, has GRANTED, BARGAINED AND SOLD, and by these presents do es Grant,
Bargain, Sell and Convey unto the said party of the second part, and to his heirs and assigns the
following described premises, situate, lying and being in the County of Thurston, State of Washington, to-wit:

All of Lots number seven (7) and eight (8) in Block number twenty eight
(28) upon the plat of Woodruff's Addition to the city of Olympia
Wash as the same appears of record in the office of the Auditor of
Thurston County, State of Washington.

TO HAVE AND TO HOLD. The said premises, with their appurtenances, unto the said party of the
second part his heirs and assigns forever; and he the said party of the first part do es
hereby covenant to and with the said party of the second part his heirs and assigns, that he is the
owner in fee simple of said premises, that they are free from all incumbrances.

and that he will WARRANT AND DEFEND the same from all lawful claims whatsoever.

WITNESS his hand and seal this twenty third day of April A. D. One Thousand
Eight Hundred and Ninety two

WITNESSES:

William A. Lagac
Chas G. Hampton

Henry W. Ebner

STATE OF Washington
COUNTY OF Thurston

THIS CERTIFIES that on this twenty third day of April in the year of our Lord, One
Thousand Eight Hundred and Ninety two, before me, a Notary Public in and for Thurston County,
State of Washington, personally appeared the within named Henry W. Ebner (unmarried)

whose name is subscribed to the foregoing instrument, as party thereto, personally known to me to be
the individual described in and who executed the within deed, and acknowledged the same to be his free act
and deed, for the uses and purposes therein mentioned, and I do further certify that I
made known to his wife of the said

the contents of the foregoing instru-
ment and that upon an examination, separate and apart from her husband, she ac-
knowledged that she voluntarily, of her own free will, and without fear of or coercion
from her husband, signed and executed the same.

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

William A. Lagac Notary Public in and for the
County of Thurston, State of Washington

No. 6075 Filed for Record at 2:00 o'clock P.M. July 2, A. D. 189 2, and recorded at the request of S. C. Woodruff

By J. B. Pierce Deputy Auditor of Thurston Co., Wash.

John B. Pierce

DEED RECORD No. 111
THURSTON COUNTY, WASHINGTON

sealed the said instrument, as his free and voluntary act and deed for the uses and purposes therein mentioned.

WITNESS my hand and official seal hereto affixed the day and year in this certificate above written.

H.S. Simpson.
Notary Public in and for the State of Washington,
residing at Seattle.

Seal of H.S. Simpson
Com. Exp. Feb. 4, 1924

#125638. Filed for record March 20, 1923, at 10:50 A.M. by Mrs. B.M. Griffiths

E.L. Van Epps,
County Auditor.

By Phineas Daniel
Deputy

THIS INDENTURE WITNESSETH, That HENRY T. MAYO and CARRIE W. MAYO, Husband and wife, parties of the first part, for and in consideration of the sum of Four Hundred and Twenty (\$420.00) -----Dollars in lawful money of the United States of America, to them in hand paid by JOHN O. SANDBERG party of the second part, have GRANTED, BARGAINED and SOLD, and by these presents do Grant, Bargain, Sell and Convey unto the said party of the second part, and to his heirs and assigns, the following described real property, situate, lying and being in the County of Thurston, State of Washington, to-wit:

All of Lot number Seven (7) in Block number Twenty-eight (28) upon the plat of WOODRUFF'S ADDITION to the City of Olympia, Wash., as the same appears of record in the office of the Auditor of Thurston County, State of Washington.

TO HAVE AND TO HOLD the said premises, with all their appurtenances, unto the said party of the second part, and to his heirs and assigns forever, and the said HENRY T. MAYO and CARRIE W. MAYO, husband and wife, parties of the first part, for themselves and for their heirs, executors, and administrators, do hereby covenant to and with the said party of the second part his heirs and assigns, that they are the owners in fee simple of said premises, and that they are free from all encumbrances and that they will WARRANT AND DEFEND the title thereto against all lawful claims whatsoever.

WITNESS, their hands and seals this sixth day of March, A.D. One Thousand Nine Hundred and Twenty-three.

Signed, Sealed and Delivered in presence of

John A. Beckwith
Violet Fritz

Henry T. Mayo
Carrie W. Mayo



STATE OF OREGON,)
COUNTY OF MULTNOMAH.) SS.

I, John A. Beckwith a Notary Public in and for the said State, do hereby certify that on this 6th day of March, 1923, personally appeared before me Henry T. Mayo and Carrie W. Mayo, husband and wife, to me known to be the individuals described in and who executed the within instrument, and acknowledged that they signed and sealed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

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

J.A. Beckwith
Notary Public in and for the State of
Oregon, Residing at Portland, in said County.

Commission expires Jan. 14, 1924

Seal of J.A. Beckwith
Com. Exp. -----

#125639. Filed for record March 20, 1923, at 1:25 P.M. by John Sandberg.

E.L. Van Epps.
County Auditor.

By Phineas Daniel
Deputy

642286

Deed and Seller's
Assignment of Contract

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INDEXED
RECORDED
COMPARED
PAGED

WASHINGTON
TITLE INSURANCE
COMPANY

SEATTLE WASHINGTON

Mail to

1235 Washington Ave

Chelmsford, Mass

Send Tax Statement to

642286

FORM L-64 R

Deed and Seller's Assignment of Real Estate Contract

THE GRANTOR ELLA SANDBERG, a widow, sometimes signing Ella M. Sandberg
and in consideration of love and affection,
for value received convey and warrant to

NELVIN ANDERSON and EUGENIA TODD, her daughter, the grantee,
as their separate estates,
the following described real estate, situated in the County of Thurston

State of Washington including any interest therein which grantor may hereafter acquire:

Lot seven (7), in block twenty-eight (28), Woodruff Addition to
the City of Olympia, according to the plat thereof recorded in
in volume 3 of Plats, page 40, records of said county,
TOGETHER with the vacated east 7.5 feet of Festival Street
adjacent thereto on the west.

Sales Tax Paid on Contract Aff. No. 244-544
THURSTON CO. TREASURER

By _____ Deputy

and does hereby assign, transfer and set over to the grantee that certain real estate contract dated the 18 day of
May, 1961 between Ella Sandberg, a widow
as seller and NELVIN T. KJORLAUG and ANN E. KJORLAUG, husband and wife,
as purchaser for the sale and purchase of the above described real estate. The grantee hereby assume and
agree to fulfill the conditions of said real estate contract and the grantor hereby covenant that there is
now unpaid on the principal of said contract the sum of Ten thousand dollars.

Dated this 18th day of May, 1961.
+ Ella Sandberg (SEAL)
(SEAL)

STATE OF WASHINGTON, ss.
County of Thurston

On this day personally appeared before me Ella Sandberg,
to me known to be the individual described in and who executed the within and foregoing instrument, and
acknowledged that she signed the same as her free and voluntary act and deed, for the
uses and purposes therein mentioned.

GIVEN under my hand and official seal this 18th day of May, 1961.
Notary Public in and for the State of Washington,
residing at Olympia.



973058

215

Filed for Record at Request of

Name Ann E. KjolraugAddress 208 N. PercivalCity and State Olympia, Wa. 98502

973058

THIS SPACE RESERVED FOR RECORDER'S USE.

THURSTON COUNTY
OLYMPIA, WASH.
AUG 3 3 52 PM '76
ALONEST C.
C. WESLEY LEACH, AUDITOR
DEPUTY

TRANSAMERICA TITLE INSURANCE

Form 467- 1-REV

excise tax receipt # 178 paid 5-18-61 Statutory Warranty Deed

THE GRANTOR is EVELYN ANDERSON and BUENA TODD, as their separate estates,

for and in consideration of Ten dollars and other valuable considerations,

in hand paid, conveys and warrants to MELVIN T. KJORLAUG and ANN E. KJORLAUG, husband and wife,

the following described real estate, situated in the County of Thurston Washington:

, State of

Lot seven (7), in block twenty-eight (28), Woodruff Addition to the City of Olympia, according to the plat thereof recorded in volume 3 of Plats, page 40, records of said county, TOGETHER with the vacated east 7.5 feet of Percival Street adjacent thereto on the west.



Real Estate Sales Tax Paid

120⁰⁰Receipt No. 178Date 5-19-61

Harris G. Hunter, Thurston County Treas.

By Maude H. HunterDeputy
day of

June

, 19 61

X Buena E. Todd (SEAL)Evelyn Anderson (SEAL)

STATE OF WASHINGTON,

County of Thurston

On this day personally appeared before me Evelyn Anderson and Buena Todd, as their separate estates 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 12

day of

June

, 19 61

Paula James
Notary Public in and for the State of Washington,
residing at

VOL 747 PAGE 21



1088585

SAFECO TITLE INSURANCE COMPANY

THIS SPACE RESERVED FOR RECORDER'S USE

Filed for Record at Request of

NAME Charles A. & Jane V. Totten

ADDRESS 208 North Percival

CITY AND STATE Olympia, Washington 98502

25650-798

1088585

THURSTON COUNTY
OLYMPIA, WASH.

Aug 27 11 42 AM '79

REQUEST OF
SAM S. REED, AUDITOR
DEPUTYSTATUTORY
WARRANTY DEED

THE GRANTOR ANN E. KJORLAUG, as her separate estate

for and in consideration of Ten Dollars and other good and valuable considerations
in hand paid, conveys and warrants to CHARLES A. TOTTEN and JANE V. TOTTEN, husband and wife
the following described real estate, situated in the County of Thurston, State of
Washington:

Lot 7 in Block 28 of Woodruff Addition to the City of Olympia, as
recorded in Volume 3 of Plats, page 40. TOGETHER WITH the vacated
East 7.5 feet of Percival Street adjacent thereto on the West.

104819

\$500.00

8/27/79

Edith Johnson

Dated August 21, 19 79

Nelson T. (Individual) Kjorlaug

Ann E. (Individual) Kjorlaug

*Ann*STATE OF WASHINGTON
COUNTY OF Thurston

ss.

On this day personally appeared before me Ann E. Kjorlaug

to me known to be the individual described in and who
executed the within and foregoing instrument, and acknowl-
edged that she
signed the same as her
free and voluntary act and deed, for the uses and purposes
therein mentioned.

GIVEN under my hand and official seal this
24th day of August, 19 79*Edith Johnson*
Notary Public in and for the State of Washington, residing
at Olympia

FILMED

AUG 28 1979

STATE OF WASHINGTON
COUNTY OF

ss.

On this day of
19, before me, the undersigned, a Notary Public in and
for the State of Washington, duly commissioned and sworn,
personally appeared

and
to me known to be the President
and Secretary, respectively, of

the corporation that executed the foregoing instrument, and
acknowledged the said instrument to be the free and volun-
tary act and deed of said corporation, for the uses and pur-
poses therein mentioned, and on oath stated that
authorized to execute the said
instrument and that the seal affixed is the corporate seal of
said corporation.

Witness my hand and official seal hereto affixed the day and
year first above written.

Notary Public in and for the State of Washington, residing
at 955 1st 677