SAFECO

90935

REAL ESTATE CONTRACT
(FORM A-1964)

BOOK 79 PAGE 342

Registered [illegible]
Indexed: Dir.
Indirect:
Recorded:
Compared
Mailed

THIS CONTRACT, made and entered into this 30TH day of JUNE, 1980

between JAMES L. PILLER AND KATHLEEN F. PILLER, HUSBAND AND WIFE;

hereinafter called the "seller," and MERCEDES C. GROSS, A SINGLE WOMAN;

hereinafter called the "purchaser,"

WITNESSETH: That the seller agrees to sell to the purchaser and the purchaser agrees to purchase from the seller the following described real estate, with the appurtenances, in SKAMANIA County, State of Washington:

THAT PORTION OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 3 NORTH, RANGE 8 EAST OF THE WILLAMETTE MERIDIAN DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 22; THENCE NORTH 1° 33' 58" EAST 290.09 FEET; THENCE SOUTH 89° 53' 28" WEST TO THE CENTERLINE OF KELLY-HENKE ROAD, THENCE SOUTHWESTERLY ALONG SAID CENTERLINE TO A POINT ON THE SOUTH LINE OF SAID SECTION 22; THENCE NORTH 89° 40' 57" EAST TO THE POINT OF BEGINNING;

EXCEPT THAT PART LYING WITHIN THE LIMITS OF KELLY-HENKE ROAD.

The terms and conditions of this contract are as follows: The purchase price is NINETEEN THOUSAND AND NO/100 ($ 19,000.00) Dollars, of which EIGHT THOUSAND AND NO/100 ($ 8,000.00) Dollars have been paid, the receipt whereof is hereby acknowledged, and the balance of said purchase price shall be paid as follows:

TWO HUNDRED DOLLARS AND NO/100 ($ 200.00) Dollars, [illegible] 30TH [illegible] JULY [illegible]

and TWO HUNDRED DOLLARS AND NO/100 ($ 200.00) Dollars, [illegible]

[illegible] 01 JU[illegible] 30TH [illegible]

[illegible] CROWN CAMAS CREDIT [illegible]
P. O. BOX 1108
CAMAS, WASHINGTON [illegible]

No. [illegible]
TRANSACTION EXCISE TAX
JUL 1 1980
Amount Paid $ [illegible]
Skamania County Treasurer
By [illegible]

As referred to in this contract, "date of closing" shall be [illegible]

[illegible]

Unofficial Copy

(7) The seller agrees, upon receiving full payment of the purchase price and interest in the manner above specified, to execute and deliver to purchaser a statutory warranty [illegible] deed to said real estate, excepting any part thereof hereafter taken for public use, free of encumbrances except any that may [illegible] thru other than the seller, and subject to the following:

CONTRACT OF SALE RECORDED NOVEMBER 8, 1976 UNDER AUDITOR'S FILE NO. 83125;

COMMUNITY DRIVEWAY EASEMENT RECORDED DECEMBER 20, 1977 UNDER AUDITOR'S FILE NO. 85501.

(8) Unless a different date is provided for herein, the purchaser shall be entitled to possession of said real estate [illegible]

(9) In case the purchaser fails to make any payment herein provided [illegible]

(10) Time is of the essence of this contract [illegible]

[illegible]

JAMES L. PILLER (SEAL)

Kathleen F. Piller

KATHLEEN F. PILLER (SEAL)

MERCEDES C. GROSS (SEAL)

(SEAL)

STATE OF WASHINGTON,

County of SKAMANIA

On this day personally appeared before me JAMES L. PILLER AND KATHLEEN F. PILLER

[illegible]

THEY [illegible] THEIR

[illegible]

STEVENSON

SAFECO

Filed for Record at Request of

NAME

ADDRESS

CITY AND STATE

REGISTERED

INDEXED: DIR.

INDIRECT:

RECORDED:

COMPARED

MAILED

STATE OF WASHINGTON } SS
COUNTY OF SKAMANIA }

I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT OF WRITING, FILED BY [illegible]

OF [illegible]

AT [illegible]

WAS RECORDED IN BOOK [illegible]

OF [illegible] AT PAGE [illegible]

RECORDS OF SKAMANIA COUNTY, WASH

COUNTY AUDITOR

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