

96772

BOOK 82 PAGE 945

W1-506
SK-13256

02-07-16-0-0-0500-00
02-07-16-0-0-0500-06

AMENDMENT TO LAND SALE CONTRACT

DATED: November , 1983

BETWEEN: Biba Hot Springs, Inc.
1 Cascade Hot Springs Road North
Bonneville, WA 98639

"Seller"

AND: Biba Hot Springs Development Company
A Limited Partnership
1 Cascade Hot Springs Road North
Bonneville, WA 98639

"Buyer"

Both Buyer and Seller, desiring to make more definite and certain the installment sale characterization of the land sale contract entered into between both parties on September 26, 1983, hereby amends paragraph 1.2(A) of this transaction as follows:

1.2 The total purchase price shall be paid as follows:

A. The property is presently subject to a mortgage with Seller as mortgagor and John E. Sullivan, Nita L. Sullivan and Hazel V. Stutsman as mortgagees, dated November 25, 1981. A copy of said mortgage is attached hereto as Exhibit "A" and is by this reference incorporated herein. Payment of ONE HUNDRED NINETY THOUSAND AND NO/100TH DOLLARS (\$190,000.00) shall be paid on an installment basis by Buyer to Seller according to the following schedule:

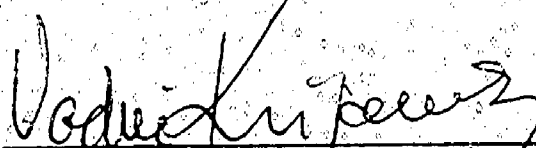
(1) Fifteen (15) annual payments of \$21,525.10 including interest thereon at the rate of 7.5% per annum. The payments shall be due on the 15th of November of each year beginning November 15, 1983.

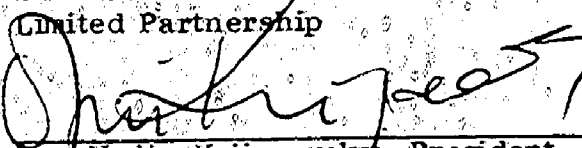
Seller hereby assigns, transfers and sets over to Buyer all right, title and interest in the property described in Exhibit "A" to that certain land sale contract dated September 26, 1983 subject to the above-mentioned mortgage.

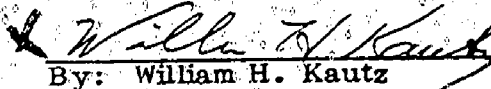
IN WITNESS WHEREOF, said parties have executed this instrument in duplicate the day and year first above written.

Seller: BIBA HOT SPRINGS, INC.

Buyer: BIBA HOT SPRINGS
DEVELOPMENT COMPANY - A
Limited Partnership


By: Vadim Krijanovsky, President


By: Vadim Krijanovsky, President
Biba Hot Springs, Inc.,
General Partner


By: William H. Kautz
General Partner



PAGE 1 - AMENDMENT TO LAND SALE CONTRACT

Registered ☒
Indexed ☒
Indirect ☒
Recorded ☒
Mailed ☒

STATE OF OREGON)
) ss.
 County of Multnomah)

On this 22 day of November, 1983, personally appeared before Vadim Krijanovsky, who, being first duly sworn, did say that he is the president of Biba Hot Springs, Inc., a Washington corporation and the seal affixed to the foregoing instrument is the corporate seal of said corporation and that the instrument was signed and sealed on behalf of said corporation by authority of its board of directors; and he acknowledged to me that he signed this instrument as his 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 first above written.

Robert LeChalle
 Notary Public for State of Oregon
 My Commission Expires: 11-29-86

STATE OF OREGON)
) ss.
 County of Multnomah)

On this 22 day of November, 1983, personally appeared before Vadim Krijanovsky, who, being first duly sworn, did say that he is the president of Biba Hot Springs, Inc., a Washington corporation, which is a General Partner of Biba Hot Springs Development Company - A Limited Partnership, and that the instrument was signed and sealed on behalf of said Limited Partnership and he acknowledged to me that he signed this instrument as his 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 first above written.

Robert LeChalle
 Notary Public for State of Oregon
 My Commission Expires: 11-29-86

96772

W. E. 82 PAGE 947

STATE OF *California*
County of *San Mateo* ss.

On this 21 day of November, 1983, personally appeared William H. Kautz, who first being duly sworn did say that he is a general partner of Biba Hot Springs Development Company - A Limited Partnership, a Washington limited partnership, and that he acknowledged to me that he signed this instrument as his 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 first above written.



Joyce Gomley
Notary Public for State of *California*
My Commission Expires: *June 7, 1985*

NOTARY CERTIFY THAT THE WITHIN
INSTRUMENT SUBMITTED BY
Alta Co. Title Co.
Attorney in Fact
11-20-83
12-1-83
82
OF *Deed* 943
REEL *Harry M. Olson*
COUNTY AUDITOR
E. M. M. M.