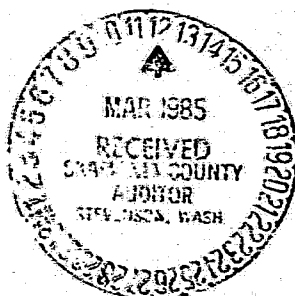


99000



COMMONWEALTH LAND
TITLE INSURANCE COMPANY
Philadelphia, Pennsylvania

FILED FOR RECORD AT REQUEST OF



WHEN RECORDED RETURN TO

Name Mr. & Mrs. Paul A. Sears

Address 642 L Washougal River Rd.

City, State, Zip Washougal, WA 98671

THIS SPACE PROVIDED FOR RECORDER'S USE:
STATE OF WASHINGTON
COUNTY OF CLARK
I HEREBY CERTIFY THAT THE WITHIN
INSTRUMENT OF WRITING FILED BY
CLARK COUNTY TITLE CO
OF CLARK COUNTY, WA 98600
AT 12:00 PM MARCH 12, 1985
WAS RECORDED IN BOOK 84
PAGE 388
RECORDS OF CLARK COUNTY WITH
NOTARY
AUDITOR
DEPUTY

Statutory Warranty Deed

THE GRANTOR **MARK GABEL and JENNIE VAUN GABEL, husband and wife**

for and in consideration of **ASSUMPTION OF DEED OF TRUST BALANCE ONLY, NO MONETARY CONSIDERATION**

in hand paid, conveys and warrants to **PAUL A. SEARS and CAROL D. SEARS, husband and wife**

the following described real estate, situated in the County of **Skamania**, State of **Washington**:
Lot 19, WHISPERING HILLS RIVER ESTATES, according to the official plat thereof, on file and of record at page 130 of Book "A" of Plats, records of Skamania County, Washington.

SUBJECT TO: A Deed of Trust, including terms and provisions thereof, on said property in the original face amount of \$64,500.00 executed by the grantor therein on August 14, 1980, in favor of Western Pacific Financial Corporation, a Delaware Corp. as security for a loan guaranteed (or insured) by the Administrator of Veterans Affairs under 38 U. S. Code 1810, as amended, said Deed of Trust being recorded August 15, 1980, in Book 57, page 298, under Recording No. 91108, of the records of Skamania County, Washington, upon which loan there is an unpaid indebtedness which the said grantees hereby assume and agree to pay as part of the purchase price; and grantees also hereby assume all obligations of Mark Gabel and Jennie Vaun Gabel under the terms of the instruments creating and securing the loan described above to indemnify the Administrator of Veterans Affairs to the extent of any claim paid because of the guaranty or insurance of said loan.

SUBJECT TO: Conditions, reservations, restrictions and covenants, on all sewage disposal systems and prohibiting the pollution of waters as set forth in deed dated August 5, 1944, recorded September 6, 1944 in Book 30, page 183 Skamania County Deed Records.

Dated March 8, 19 85

Mark Gabel
Mark Gabel

Jennie Vaun Gabel
Jennie Vaun Gabel

No. 19215
TRANSACTION EXCISE TAX
MAR 12 1985
AMOUNT 1.00
PAID 1.00

STATE OF WASHINGTON }
COUNTY OF Clark } ss.

On this day personally appeared before me
Mark Gabel and Jennie Vaun Gabel
to me known to be the individual 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
8th day of March, 19 85

Notary Public
Notary Public in and for the State of Washington, residing at Vancouver
FORM 3159 (Washington) CCTC 7471

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 voluntary act and deed of said corporation, for the uses and purposes 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 _____