

AFFIDAVIT IN SUPPORT OF COMMUNITY PROPERTY AGREEMENT

STATE OF WASHINGTON)
) ss.
 County of Skamania)

E. ANN NIX, being first duly sworn, on oath, deposes and says:

1. This affidavit is for the purpose of supplying information for record pertaining to that certain Community Property Agreement executed by Theodore T. Nix and E. Ann Nix, husband and wife, which Agreement was dated June 21, 1974, and which was recorded in the Office of the County Auditor at Stevenson, Skamania County, Washington, in Volume 66 of Deeds, at Page 890, under Auditor's File No. 77735, on June 21, 1974, and also for the estate of Theodore T. Nix, deceased, one of the parties to said Agreement. It is intended that the statements set forth herein shall be considered representations of fact which may be relied upon by all parties dealing with the real estate described on Exhibit "A" attached and made a part hereof.

2. Theodore T. Nix died on May 9, 1985, in Stevenson, Skamania County, Washington.

3. The parties to the Community Property Agreement referred to above entered into no subsequent Wills or Agreements which would have the effect of abrogating or nullifying the above-mentioned Community Property Agreement.

4. The decedent left no separate estate.

5. All obligations of the community owing at the date of death of decedent have been paid in full, and all expenses of last illness and for funeral and burial services have been paid.

6. Attached hereto marked Exhibit "B" is the release of the Inheritance Tax Division of the Washington State Tax Commission.

7. Decedent was survived by the following persons:

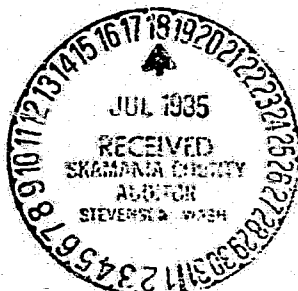
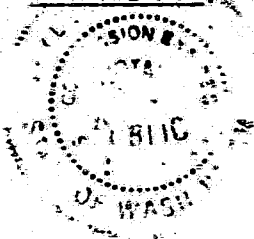
Name	Address	Relationship
E. Ann Nix	MP .55L Maple Way Stevenson, WA 98648	Wife
William Nix	MP .52 Shippard Falls Rd. Carson, WA 98610	Son
Katherine E. Moorman	509 South 15th Rogers, AR 72756	Daughter
Carol L. Walker	Stevenson, WA 98648	Daughter
Laurie Ann Stocker	Stevenson, WA 98648	Daughter

Dated this 8th day of July, 1985.

E. Ann Nix
 E. ANN NIX

SUBSCRIBED AND SWORN to before me this 8th day of July, 1985.

Gayle S. Ferguson
 Notary Public in and for the
 State of Washington, residing
 at Stevenson.



Registered S
 Indexed, S
 Indirect S
 Filmed
 X Initialed

EXHIBIT "A"

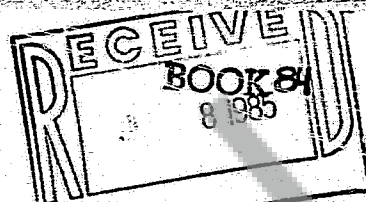
Real estate situated in the County of Skamania, State of Washington, described as follows:

Lot 3 of IGNAZ WACHTER SUBDIVISION in the West Half of the Northwest Quarter (W $\frac{1}{2}$ NW $\frac{1}{4}$) of Section 36, Township 3 North, Range 7 E.W.M., according to the official plat thereof on file and of record in the office of the Auditor of Skamania County, Washington.

STATE OF WASHINGTON }
COUNTY OF SKAMANIA } ss
I HEREBY CERTIFY THAT THE WITHIN
INSTRUMENT OF WRITING FILED BY JAN C. KIELPINSKI
OF STEVENSON, WA.
AT 1:00 P.M. JULY 18, 1985
WAS RECORDED IN BOOK 84
DEED AT PAGE 805
RECORDS OF SKAMANIA COUNTY WITH
Jim Olson
COUNTY AUDITOR
d. D. Dean DEPUTY

99591

Exhibit "B"



PAGE 807



STATE OF WASHINGTON
DEPARTMENT OF REVENUE
INHERITANCE TAX DIVISION
OLYMPIA, WASHINGTON 98504

ESTATE TAX RELEASE OF NONLIABILITY

(FOR DEATHS OCCURRING ON OR AFTER 1/1/82)

Decedent's Name (Last, First, Middle) NIX, Theodore T.	County Skamania	Probate Number (if any) None	
Residence (Domicile) at Death MP 0.55L Maple Way Stevenson, WA 98648	Social Security Number 539-22-4474	Date of Birth 11/30/29	Date of Death 05/09/85

MAIL TO: Inheritance Tax Division, P.O. Box 448, Olympia, Washington 98504
For Assistance With Any Estate/Inheritance Tax Question, Call (206) 753-5560

DECLARATION

Upon my oath I solemnly swear that the information entered on this form and the following statements are true and correct:

1. This estate under applicable Federal regulations is not required to file a Federal Estate Tax Return, and no such Tax Return has been or will be filed.
2. The total value of all assets in this estate is less than the minimum value which requires the filing of a Federal Estate Tax Return under Federal law applicable as of the date of death.
3. No taxes imposed by the Washington Estate and Transfer Tax Reform Act of 1981 are due.

THIS DECLARATION MUST BE SIGNED BY THE PERSONAL REPRESENTATIVE OF THE ESTATE - EXECUTOR, ADMINISTRATOR, SURVIVING SPOUSE, ETC.

Enter name and mailing address of personal representative

E. Ann Nix
c/o Jan C. Kielpinski, P.C.
Attorneys at Law
P.O. Box 510
Stevenson, WA 98648

I understand that willful failure to file an Estate Tax Return when required is a gross misdemeanor punishable under Title 9A RCW.

Personal Representative's Signature

E. Ann Nix

Date

Telephone No. (Area Code)

6/28/85

(509) 427-8720

FOR DEPARTMENT'S USE ONLY

This is to certify that, based on the foregoing statement by the personal representative, it has been determined that this estate is not subject to tax and that the estate and the personal representative are free of any claim by the State for taxes owed under the Estate and Transfer Tax Reform Act of 1981.

Given under my hand 07/10/85

[Signature]

Director Inheritance Tax Division

THIS IS A TAX RELEASE. The following instructions indicate what you should immediately do with the release: If the estate was PROBATED, file it with the County Clerk. If the estate was NOT PROBATED, record it with the County Auditor. Certified copies may then be obtained from the Auditor's office, which will enable you to prove that the tax obligation has been satisfied. (EXCEPTION: IN KING COUNTY, record it with the Records Section, King County Administration Building, from whom certified copies may be obtained.)