

100452

BOOK 62 PAGE 311

First American Title INSURANCE COMPANY

Filed for Record at Request of

Name E. Thompson Reynolds
 Address P.O. Box 1478
 City and State White Salmon, WA 98672

THIS SPACE RESERVED FOR RECORDER'S USE.

STATE OF WASHINGTON 1985
COUNTY OF SKAMANIA

I HEREBY CERTIFY THAT THE WITHIN

INSTRUMENT OF WRITING FILED BY

E. THOMPSON REYNOLDSOF WHITE SALMON, WA 98672

APR 11 1985 DEC 18 1985

WAS RECORDED 62MTG 311

RECORDS OF CLERK OF COUNTY WITH

Mortgage (STATUTORY FORM)

THE MORTGAGOR VADIM KRIJANOVSKY, a single person, individually and as president of BONNEVILLE HOT SPRINGS RESORT, INC., a Washington corporation mortgage to JOHN E. SULLIVAN, NITA L. SULLIVAN, his wife, and HAZEL V. STUTSMAN, to secure payment of the sum of Twenty Two Thousand One Hundred Twenty Five and 10/100 ----- Dollars, (\$ 22,125.10), according to the terms of promissory note s bearing date, November 22, 1985 the real estate situated in the County of Skamania, State of Washington, which is not used principally for agricultural or farming purposes, described as follows:

See Schedule A.

Mortgagees agree to subordinate their interest in this mortgage to any lending institution that agrees to lend money to the corporation for the purpose of capital improvements to the real property to the extent those monies are used for said capital improvements.

This mortgage is also given to secure payment of any renewal or renewals of said promissory note, as well as any money loaned or advanced to the mortgagors by the mortgagee after the date hereof, and any other indebtedness which may hereafter exist or become due or owing, from the mortgagors to the mortgagee, its successors or assigns, during the continuance of this mortgage.

And the mortgagor promises and agrees to pay before delinquency all taxes, special assessments and other public charges levied, assessed or charged against said described premises, and to keep all improvements on said described premises insured against loss or damage by fire in the sum of Twenty Two Thousand One Hundred Twenty Five and 10/100 ----- Dollars, (\$ 22,125.10) for the benefit of the mortgagee and to deliver all policies and renewals to the mortgagee

In case the mortgagor shall fail to pay any installment of principal or interest secured hereby when due or to keep or perform any covenant or agreement aforesaid, then the whole indebtedness hereby secured shall forthwith become due and payable, at the election of the mortgagee

Notary Public
 State of Washington
 County of Skamania
 On this day personally appeared before me Vadim Krijanovsky

Vadim Krijanovsky (SEAL)
 Vadim Krijanovsky, individually and as President for Bonneville Hot Springs, Inc. (SEAL)

to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 10th day of December, 19 85

Registered

File

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Map

Misc

WA - 18

Margaret (Pier) Corry
 Notary Public in and for the State of Washington, Oregon
 residing at
my commission expires 13 Feb 87

THE FOLLOWING DESCRIBED REAL PROPERTY LOCATED IN SKAMANIA COUNTY,
STATE OF WASHINGTON, TO-WIT:

PARCEL NO. 1:

THAT PORTION OF THE B. B. BISHOP D. L. C. IN SECTIONS 16, 17, AND
20, TOWNSHIP 2 NORTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN,
DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE WEST LINE OF THE SAID SECTION
16 WITH THE NORTHERLY LINE OF THE COUNTY ROAD KNOWN AS THE MOFFETTS-
CARPENTER ROAD; THENCE FOLLOWING THE NORTHERLY LINE OF SAID ROAD IN
A NORTHERLY AND EASTERLY DIRECTION TO INTERSECTION WITH THE WESTER-
LY LINE OF THE 300 FOOT STRIP OF LAND ACQUIRED BY THE UNITED STATES
OF AMERICA FOR THE BONNEVILLE POWER ADMINISTRATION'S ELECTIC POWER
TRANSMISSION LINES; THENCE FOLLOWING THE WESTERLY LINE OF SAID 300
FOOT STRIP OF LAND TO INTERSECTION WITH THE NORTH LINE OF SAID
BISHOP D. L. C.; THENCE WEST ALONG THE NORTH LINE OF SAID BISHOP
D. L. C. TO THE NORTH WEST CORNER THEREOF; THENCE SOUTH ALONG THE
WEST LINE OF SAID BISHOP D. L. C. TO THE NORTHERLY LINE OF THE SAID
MOFFETTS-CARPENTER ROAD; THENCE EASTERLY ALONG THE NORTH LINE OF
SAID ROAD TO THE POINT OF BEGINNING: EXCEPT THE FOLLOWING TRACT OF LAND:

BEGINNING AT THE INTERSECTION OF THE NORTH LINE OF THE SAID BISHOP
D. L. C. WITH THE WESTERLY LINE OF SAID 300 FOOT STRIP OF LAND
ACQUIRED BY THE UNITED STATES OF AMERICA; THENCE SOUTH $32^{\circ} 27' 30''$
WEST 754.95 FEET, MORE OR LESS, TO THE NORTHERLY LINE OF SAID MOF-
FETTS-CARPENTER ROAD; THENCE IN A NORTHWESTERLY DIRECTION FOLLOWING
THE NORTHERLY LINE OF SAID ROAD TO INTERSECTION WITH THE CENTER LINE
OF THE RIGHT OF WAY GRANTED TO THE NORTHWESTERN ELECTRIC COMPANY;
THENCE IN A NORTHEASTERLY DIRECTION FOLLOWING THE CENTER LINE OF SAID
RIGHT OF WAY TO INTERSECTION WITH THE NORTH LINE OF THE SAID BISHOP
D. L. C.; THENCE EAST TO THE POINT OF BEGINNING.

PARCEL NO. 2:

THAT PORTION OF GOVERNMENT LOTS 8 AND 9 OF SECTION 16, TOWNSHIP 2
NORTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN, MORE PARTICULARLY
DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT MARKING THE INTERSECTION BETWEEN THE CENTER OF
GREENLEAF CREEK AND THE SOUTH LINE OF THE SAID GOVERNMENT LOT 9,
SAID POINT BEING LOCATED ON THE NORTH LINE OF THE B. B. BISHOP D.
L. C.; THENCE FOLLOWING THE CENTER OF GREENLEAF CREEK IN A NORTH-
EASTERLY DIRECTION TO A POINT IN THE SAID GOVERNMENT LOT 8 NORTH
430 FEET FROM THE NORTH LINE OF THE SAID BISHOP D. L. C.; THENCE
WESTERLY PARALLEL TO, AND 430 FEET DISTANT FROM, THE NORTH LINE OF
THE SAID BISHOP D. L. C. TO INTERSECTION WITH THE WEST LINE OF THE
SAID GOVERNMENT LOT 9; THENCE SOUTH TO THE NORTH LINE OF SAID BISHOP
D. L. C.; THENCE EASTERLY ALONG THE NORTH LINE OF SAID BISHOP D. L.
C. TO THE POINT OF BEGINNING;

EXCEPT:

THAT PORTION THEREOF LYING WESTERLY OF THE NATURAL GAS PIPELINE CON-
STRUCTED BY PACIFIC NORTHWEST PIPELINE CORPORATION;

AND EXCEPT:

A TRACT OF LAND 40 FEET BY 115 FEET IN SIZE IN GOVERNMENT LOT 9 OF
SECTION 16, TOWNSHIP 2 NORTH, RANGE 7 EAST OF THE WILLAMETTE
MERIDIAN; GRANTED TO WILLIAM F. HOWARD BY DEED DATED OCTOBER 2, 1964,
AND RECORDED OCTOBER 20, 1964, AT PAGE 287 OF BOOK 53 OF DEEDS,
RECORDS OF SKAMANIA COUNTY, WASHINGTON.