

CCT 12481
102822

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AGREEMENT AND STIPULATION CONCERNING RESTRICTIONS
UPON USE AND CONVEYANCE OF CERTAIN REAL PROPERTY

1. Effective Date: 20 January, 1987.
2. Parties: Charles Sweiberg and Sharon Sweiberg, husband and wife, hereafter referred to jointly as "Sweiberg".
3. Affected Property: See Legal Description "B" which is attached hereto and incorporated by reference herein.
4. Recitals:

WHEREAS, the Sweibergs own certain real property in Skamania County, Washington, which property is commonly known as "Lot 2 of that certain short plat dated the 24 day of Feb, 1977 recorded under Skamania County Auditor's No. Book 1, Page 62" and,

WHEREAS, the Sweibergs wish to convey portions of the aforescribed Lot 2 to Robert and Hetty Hildenbrand and,

WHEREAS, current land use ordinances in Skamania County, Washington prohibit the subdivision of land into parcels of less than 2 acres in the area wherein the parcel described on Exhibit "B" is located and,

WHEREAS, Sweibergs, in their own behalf and on behalf of their heirs, successors and assigns wish to agree and covenant that the property which is described on Exhibit "B" shall not be used for any purpose, and further, they wish to agree and covenant that said property shall not be sold by them or their heirs, successors and assigns to any person except an adjoining contiguous property owner and that in the event of such sale to an adjoining contiguous property owner the parcel shall be added to the property owned by said adjoining owner, said transaction to be in the nature of a "boundary line adjustment",

NOW, THEREFORE, in order to accomplish the above referenced goals and purposes, the Sweibergs do hereby agree and covenant as follows:

1. As of the effective date of this agreement the Sweibergs hereby agree and covenant on their own behalf and on behalf of their heirs, successors and assigns that they shall not use the parcel described herein as Exhibit "B" and they shall not seek to improve said property with any structure or seek to obtain any building or developmental permit with respect to said property; and

2. The Sweibergs, on their own behalf and on behalf of their heirs, successors and assigns hereby agree and covenant that they shall not attempt to sell, mortgage,

AGREEMENT AND STIPULATION -1-

Registered

LAW OFFICES OF
Landerholm, Memovich,
Lansverk, Whitesides,
Wilkinson, Klossner,
& Perry, Inc., P.S.
Broadway at Evergreen, Suite 400
P.O. Box 1086
Vancouver, Washington 98666
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encumber, convey or otherwise dispose of the property which is described on Exhibit "B" to any person or entity whatsoever except for an owner of a contiguous and adjoining property which owner shall agree to include the property in Exhibit "B" as an addition to the purchaser's adjacent or contiguous property in the form of a "boundary line adjustment" such that the parcel which is described in Exhibit "B" shall not thereafter be subject to resale as a segregated parcel without compliance, by the proposed seller, with the then existing Skamania County/State of Washington land use ordinance statutes.

DATED this 20 day of January, 1987 to become effective as described above.

Charles Sweiberg
CHARLES SWEIBERG

Sharon Sweiberg
SHARON SWEIBERG

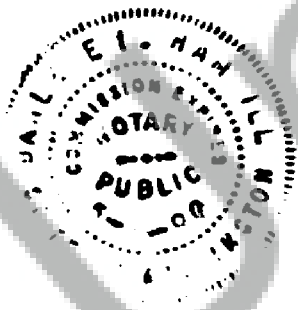
STATE OF WASHINGTON)

County of Clark)

I certify that I know or have satisfactory evidence that CHARLES SWEIBERG and SHARON SWEIBERG signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in the instrument.

DATED: 1-20-87

Linda L. Hamner
NOTARY PUBLIC in and for the State of
Washington, residing at Vancouver.
My appointment expires: May 5, 1990



FILED FOR RECORD
SKAMANIA COUNTY WASH
BY CLARK COUNTY TITLE

MAR 11 9 50 AM '87
AUDITOR
GARY M. OLSON

AGREEMENT AND STIPULATION -2-

LAW OFFICES OF
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EXHIBIT "B"

Beginning at a point 367.6 feet East of the Southwest corner of the Northeast quarter of the Southwest quarter of Section 26, Township 4 North, Range 7 East of the Willamette Meridian, in Skamania County, Washington; thence East 278 feet; thence North 190 feet; thence Westerly and Southerly in a true straight line to a point that is 163 feet due North of the point of beginning; thence South 163 feet to the point of beginning.