

102850

PURCHASER'S ASSIGNMENT OF REAL ESTATE CONTRACT

For value received the undersigned assignor____, holder____ of that certain real estate contract entered into on the 26th day of September, 1983, between _____, Biba Hot Springs, Inc., as Seller and Biba Hot Springs Development Company, as Seller, and _____ as Purchaser, Book 82, Page 815, and amended November 22, 1983, Book 82, Page 945, as purchaser, for the sale and purchase of the following real estate situated in Skamania County, Washington, to-wit:

PARCEL 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 WESTERLY LINE OF THE 300 FOOT STRIP OF LAND ACQUIRED BY THE UNITED STATES OF AMERICA FOR THE BONNEVILLE POWER ADMINISTRATION'S ELECTRIC POWER TRANSMISSION LINES; (BOOK 27 PAGE 315); 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 NORTHWEST 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; (BOOK 27 PAGE 315); THENCE SOUTH 32° 27' 30" WEST 754.95 FEET, MORE OR LESS, TO THE NORTHERLY LINE OF SAID MOFFETTS-CARPENTER ROAD; THENCE IN A NORTHWESTERLY DIRECTION FOLLOWING THE NORTHERLY LINE OF SAID ROAD TO INTERSECTION WITH THE CENTERLINE OF THE RIGHT-OF-WAY GRANTED TO THE NORTHWESTERN ELECTRIC COMPANY; (BOOK "0" PAGE 85); THENCE IN A NORTHEASTERLY DIRECTION FOLLOWING THE CENTERLINE 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.

Continued on reverse side*****

do____ hereby assign, transfer and set over to John Graham and Company, the assignee/ the Vendee's interest in _____, the said real estate contract, and said assignor____ do____ bargain, sell and convey said described premises to said assignee, who hereby assumes and agrees to fulfill the conditions of said real estate contract for security purposes for architectural fees in an amount not to exceed \$125,000. In the event of default, this assignment of Vendee's interest may be foreclosed pursuant to the provisions of RCW 61.12.010.

x Vadim Krijanovsky, General Partner

By: Biba Hot Springs Inc., General Partner

By: Vadim Krijanovsky, President
ss. (Individual Acknowledgment)

STATE OF OREGON,

County of MultnomahI, Robert Le Chevallier, Notary Public in and for the State of Oregon

do hereby certify that on this _____ day of July, 1986, personally appeared before me Vadim Krijanovsky, General Partner

known to be the individual____ described in and who executed the within instrument and acknowledged that he signed the same as his free and voluntary act and deed for the uses and purposes herein mentioned.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 7 day of July1986

Notary Public in and for the State of Oregon

Robert Le Chevallier
My commission expires: 11/24/86 residing at _____ in said County.

STATE OF OREGON

County of Multnomah

ss. (Corporate Acknowledgment)

On this _____ day of July, 1986, before me personally appeared Vadim Krijanovsky

known to be the President of Biba Hot Springs Inc., General Partner of the corporation that executed the within and foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes herein mentioned, and on oath stated that he authorized to execute said instrument and that the seal affixed is the corporate seal of said corporation.

IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year first above written.

Notary Public in and for the State of Oregon

Robert Le Chevallier
My Commission Expires: 11/29/86 residing at _____ in said County.

RECORDED'S NOTE: PORTIONS OF THIS
DOCUMENT POOR QUALITY FOR FILING

SKAMANIA COUNTY TREASURER

PAID

JUN 16 1987

REAL ESTATE EXCISE TAX

PARCEL 11

BOOK 104 PAGE 566

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 NORTHEASTERLY 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 CONVEYED TO PACIFIC NORTHWEST PIPELINE CORPORATION; (BOOK 40 PAGE 465)

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.

RECORDER'S NOTE: PORTIONS OF THIS
DOCUMENT POOR QUALITY FOR FILMING

FILED FOR RE
SKAMANIA CO

By plus Graham & Associates

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