

FILED FOR RECORD
SEASIDE, CALIF. WASH
BY KIELINGSEN 4/20/69

JAN 17 3 48 PM '69

of N. & D. P.

AGREEMENT

GARY M. OLESEN

Recitals

1. On June 1, 1968, **EDWIN H. LOCHRIDGE** and **MAUDE I. LOCHRIDGE**, also known as Bea Lochridge, husband and wife, as sellers, and **DANIEL A. HOGBERG** and **FAYE HOGBERG**, husband and wife, as purchasers, entered into a Real Estate Contract for the sale and purchase of the following described real property located in Klickitat County, Washington:

All that portion of the South Half of the Southeast Quarter of Section 13, Township 4 North, Range 10, East, W.M. lying East of the Old White Salmon-Trout Lake Road;

EXCEPT right of way of Secondary State Highway No. 8-D;

Northeast Quarter of Section 24, Township 4 North, Range 10 East, W.M.;

EXCEPT the following described tract:

Commencing at the Southeast corner of said Northeast quarter; running thence North 30 feet; thence West 223 feet, more or less, to a point in the center line of the Husum-Trout Lake County Road; thence South along said center line to the South line of the said Northeast Quarter; thence East to the point of beginning;

North Half of the Southeast Quarter of Section 24, Township 4 North, Range 10 East, W.M.;

EXCEPT that portion lying east of the Secondary State Highway No. 8-D.

EXCEPT from the Southeast Quarter of the Southeast Quarter of Section 13 and from the Northeast Quarter of the Northeast Quarter of Section 24, that portion thereof lying Easterly of the White Salmon River.

2. Maude I. Lochridge is the successor in interest to Edwin H. Lochridge and Maude I. Lochridge, husband and wife, under said contract, said contract being recorded September 3, 1968 in Volume 147 of Deeds, under Auditor's File No. 131404, records of Klickitat County, Washington.

3. On May 18, 1974, **DANIEL A. HOGBERG** and **FAYE M. HOGBERG**, husband and wife, as sellers, and **DUANE A. SCHAMBRON** and **EDITH A. SCHAMBRON**, husband and wife, as purchasers, entered into a real estate contract for the sale and purchase of the above-described real property, said contract being recorded in Volume 167 of Deeds, under Auditor's File No. 150545, pages 619-625, records of Klickitat County Auditor, Washington.

4. The real estate contract referred to in the preceding paragraph contained the following provision:

The principal sum of Seventy-eight Thousand Seven Hundred Fifty and No/100 Dollars (\$78,750.00) shall be paid in annual installments of Five Thousand Two Hundred Fifty and No/100 Dollars (\$5,250.00), or more at Purchaser's option, plus interest at the rate of seven (7%) percent per annum on the unpaid deferred balances of said portion of the total purchase price. The first annual payment shall be payable on the first day of October, 1974, and continue thereafter each and every year until the full balance of said portion of the purchase price is paid in full, including both principal and interest. It is agreed, as hereinafter stated, that these payments, when made by the Purchaser hereunder, shall be immediately applied by the Seller hereunder to the payments owed by the Seller under their contract of purchase dated June 1, 1968, from Edwin H. Lochridge and Maude I. Lochridge.

5. Pursuant to said provision, Duane A. Schambron and Edith A. Schambron are required to pay to Escrow Accounting of Washington, Inc., for the benefit of Maude I. Lochridge, the sum of Four Thousand Six Hundred Two and 35/100 Dollars (\$4,602.35), said sum having become due and payable on September 30, 1988.

Now, therefore, for a valuable consideration, **MAUDE I. LOCHRIDGE**, a single woman, and **DUANE A. SCHAMBRON** and **EDITH A. SCHAMBRON**, husband and wife, agree as follows:

A. That certain payment in the amount of Four Thousand Six Hundred Two and 35/100 Dollars (\$4,602.35), referred to in paragraph 5 of this agreement will not be paid by Duane A. Schambron and Edith A. Schambron, husband and wife, until September 30, 1989, at which time the entire sum, together with interest thereon at the rate of seven (7%) percent per annum, will become due and payable.

B. Duane A. Schambron and Edith A. Schambron, husband and wife, have executed a promissory note in the amount of One Thousand Three Hundred and No/100 Dollars (\$1,300.00), payable to Bea Lochridge on September 30, 1989, said note representing payment in full to Maude I. Lochridge also known as Bea Lochridge for entering into this agreement and for her participation in the planting of the fall 1988 wheat crop on the subject property.

In Witness Whereof, the parties have signed this Agreement this 11 day of December, 1988.

Maude I. Lochridge
MAUDE I. LOCHRIDGE also known
as Bea Lochridge

Duane A. Schambron
DUANE A. SCHAMBRON

Edith A. Schambron
EDITH A. SCHAMBRON

STATE OF CALIFORNIA)
County of Santa Cruz) ss

On this day personally appeared before me **MAUDE I. LOCHRIDGE** also known as **BEA LOCHRIDGE**, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 19th day of December, 1988.



Jennifer Joy Bosshard
Notary Public in and for the
State of Washington, residing
at Redding, California
Commission expires OCT 20, 1992

STATE OF WASHINGTON)
Skamania) ss
County of ~~XXXXXX~~)

On this day personally appeared before me **EDITH A. SCHAMBRON**, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 16th day of December, 1988.

Jan P. Stevenson
Notary Public in and for the
State of Washington, residing
at Stevenson, Wa.

Commission expires 4-28-90

STATE OF WASHINGTON)
Skamania) ss
County of ~~XXXXXX~~)

On this day personally appeared before me **DUANE A. SCHAMBRON**, 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 16th day of December, 1988.

Jan P. Stevenson
Notary Public in and for the
State of Washington, residing
at Stevenson, Wa.

Commission expires 4-28-90