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SK-15519

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FILED FOR RECORD
SKAMANIA CO. WASH
BY SKAMANIA CO. CLERK

DEED IN LIEU OF FORFEITURE

JAN 10 1 26 PM '90

THE GRANTOR, BETH J. KIRSHNER, a single person, ~~for and in~~ ^{GARY H. OLSON} consideration of this deed in lieu of forfeiture of the below-mentioned Real Estate Contract, conveys and quit claims to ROBERT D. FERGUSON and VIVE FERGUSON, husband and wife, the following described real estate situated in the County of Skamania, State of Washington:

The South half of the South half of the Northwest Quarter of Section 8, Township 1 North, Range 5 East of the Willamette Meridian, Skamania County, Washington; Excepting the West 13 acres thereof; Further excepting any portion thereof lying within the Robert Ferguson short plats recorded in Book 2 on Pages 13, 37, 74, Skamania County records. But including Lot 4 of the Ferguson Short Plat, recorded in Book 2 of Short Plats, on Page 13.

This deed is an absolute conveyance of title, in effect and form. This deed is not intended as a mortgage, trust conveyance, or security of any kind. Consideration for this deed consists of the full release of Grantor from all debts and obligations heretofore existing on account of the Real Estate Contract for the sale of the aforescribed real property executed by the parties hereto on July 25, 1988, and recorded on July 26, 1988 under Skamania County Auditor's File No. 105520, Book 110, pages 312 through 323. This deed, together with the associated Estoppel Certificate and Bill of Sale in Lieu of Forfeiture, fully satisfies the indebtedness of the Real Estate Contract and terminates the Real Estate Contract and any effect thereof in all respects.

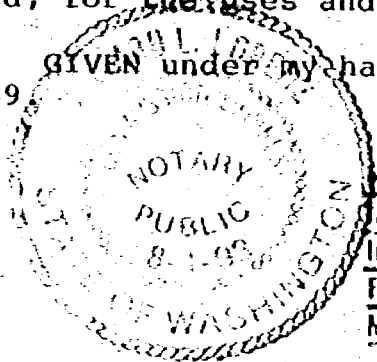
DATED this 29 day of December, 1989.

Beth J. Kirshner
Beth J. Kirshner

STATE OF WASHINGTON)
) ss.
COUNTY OF CLARK)

On this day personally appeared before me BETH J. KIRSHNER, a single person, 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 29 day of December, 1989.



Indirect
Filed 1-12-90
Mailed

Notary Public in and for the State of Washington, Residing at Carroll
My appointment expires: 8-1-93

PAID 13252

JAN 10 1990

Glenda J. Kirshner, Skamania County Auditor
By: Glenda J. Kirshner 1/10/90