

109057

BOOK 118 PAGE 484



First American Title Insurance Company

THIS SPACE FOR RECORDS OFFICE USE

SKAMIA WASH

BY George Essex

APR 16 2 25 PM '90

P. Loney

GARY H. OLSON

Filed for Record at Request of

Name Graydon B. HallockAddress 3460 Bay Ocean RdCity and State Till Ore 97141

Statutory Warranty Deed

THE GRANTOR Graydon B. Hallock and Avis E. Hallock
 for and in consideration of SIXTY THOUSAND DOLLARS (60,000)
 in hand paid, conveys and warrants to George Essex and Jean Essex Husband and wife
 the following described real estate, situated in the County of SKAMIA State of Washington:

See EXHIBIT "A" ATTACHED hereto AND BY THIS Reference incorporated
 Herein (excepting therefrom) all Easements, Rights of Way, agreements,
 Restrictions, Regulations, Taxes, Liens and Encumbrances of Record
 or in use.

This is a given in fulfillment of that certain contract of
 sale dated 3rd day of April 1978 executed by Graydon B.
Hallock and Avis E. Hallock, vendors, and George Essex and
Jean Essex Husband and wife vendees, recorded 3rd day of April
 1978 under SKAMIA COUNTY Auditor's File No 5451

TRANSACTION EXCISE TAX was paid on APRIL 4 1978 under EXCISE NO 5451

Dated April 16, 19 90Graydon B. HallockAvis E. Hallock

REAL ESTATE EXCISE TAX

APR 16 1990

STATE OF WASHINGTON KlickitatCOUNTY OF XXXXXXX

On this day personally appeared before me

Graydon B. Hallock and Avis E. Hallock

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

GIVEN under my hand and official seal this
16th day of April, 19 90

Shen R. Coote
 Notary Public in and for the State of Washington, residing at
White Salmon

STATE OF WASHINGTON

COUNTY OF

On this day of

before me, the undersigned, a Notary Public in and for the State of Washington, duly com-
 missioned and sworn, personally appeared

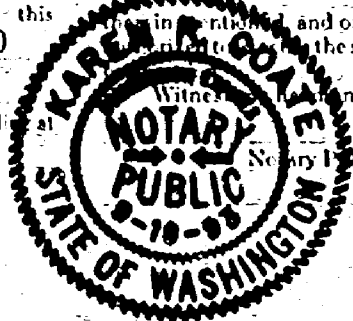
and
 to me known to be the President and Secretary,

respectively, of
 the corporation that executed the foregoing instrument, and acknowledged the said instru-
 ment to be the free and voluntary act and deed of said corporation, for the uses and purposes

therein mentioned, and on oath stated that
 the said instrument and that the seal affixed is the corporate seal of said

Witness my hand and official seal hereto affixed the day and year first above written.

Notary Public in and for the State of Washington, residing at



Registered
 Indexed, Sir
 Indirect
 Filed 4-23-90
 Mailed



86055

REAL ESTATE CONTRACT

BOOK 74 PAGE 527

BOOK 118 PAGE 485

THIS CONTRACT, made and entered into this 3rd day of April, 1978
between GRAYDON B. HALLOCK and AVIS E. HALLOCK, husband and wife,
hereinafter called the "seller," and GEORGE ESSEX and JEAN ESSEX, husband and wife,
hereinafter called the "purchaser,"

WITNESSETH: That the seller agrees to sell to the purchaser and the purchaser agrees to purchase from the seller the
following described real estate, with the appurtenances, in Skamania County, State of Washington:

A tract of land in the Jos. Robbin D.L.C. in Section 27, Township 3
North, Range 8 East of the W.M., more particularly described as follows:

Beginning at the Northwest corner of the Robbins D.L.C. aforesaid;
thence East 20 chains; thence South 20 chains; thence West 20 chains;
thence North 20 chains to the Point of Beginning;

EXCEPT that portion thereof lying Northerly of County Road No. 3036,
designated as the Berge Road.

The terms and conditions of this contract are as follows: The purchase price is Sixty Thousand and no/100
----- (\$60,000.00 Dollars, of which

Five Hundred and no/100----- (\$500.00) Dollars have
been paid, the receipt whereof is hereby acknowledged, and the balance of said purchase price shall be paid as follows:

In monthly installments of Five Hundred Twenty and 70/100 (\$520.70)
Dollars beginning with the 10th day of May, 1978, and
continuing monthly thereafter until the whole balance of the purchase
price, both principal and interest, shall have been fully paid. The
unpaid balance of the purchase price shall at all times bear interest
at Eight and One-Half per cent (8-1/2%) per annum, and from each payment
shall first be deducted interest to date and the balance shall be applied
on principal. Permission is especially granted to purchaser to make
larger payments at any time, or to pay the contract in full, and interest
shall immediately cease on all payments so made. THIS CONTRACT SHALL
NOT BE ASSIGNED WITHOUT THE EXPRESS WRITTEN CONSENT OF THE SELLERS, AND
ANY PURPORTED ASSIGNMENT THEREOF WITHOUT SUCH CONSENT SHALL BE NULL
AND VOID.

No. 5651

TRANSACTION EXCISE TAX

APR 6 1978

Amount Paid 600.00

Skamania County Treasurer

By Karen S. Wyne

All payments to be made under this contract shall be made at 1460 Butte Falls Hwy, Eagle Pt., Oregon 97524
or at such other place as the seller may direct in writing.

As referred to in this contract, "date of closing" shall be April 4, 1978.

(1) The purchaser assumes and agrees to pay before delinquency all taxes and assessments that may or between grantor
and grantee hereafter become a lien on said real estate; and if by the terms of this contract the purchaser has assumed pay-
ment of any mortgage, deed of trust, contract or other encumbrance, or has assumed payment of or agreed to purchase subject
to any taxes or assessments now a lien on said real estate, the purchaser agrees to pay the same before delinquency.

(2) The purchaser agrees, until the purchase price is fully paid, to keep the buildings now and hereafter placed on said
real estate insured to the actual cash value thereof against loss or damage by both fire and windstorm in a company accept-
able to the seller and for the seller's benefit, as his interest may appear, and to pay all premiums therefor and to deliver all
policies and renewals thereof to the seller.

(3) The purchaser agrees that full inspection of said real estate has been made and that neither the seller nor his assigns

Transaction in compliance with County subdivision ordinances.
Skamania County Assessor - By: [Signature]

